

STATE OF SOUTH CAROLINA)
GREENVILLE COUNTY)

CONTRACT OF PURCHASE OF REAL PROPERTY

THIS AGREEMENT made October 7th, 1953 between Grace M. Hindman of Greenville, S. C., herein called Seller, and Stephen E. Tarbell, herein called Purchaser, witnesseth:

WHEREAS the Seller has constructed a house on the property herein described and desires to sell it to the Purchaser who desires to purchase it together with the adjoining lot, both of which are owned by the Seller, and:

WHEREAS, there is a Lis Pendens filed against said property and prevents delivery of a good warranty deed at this time,

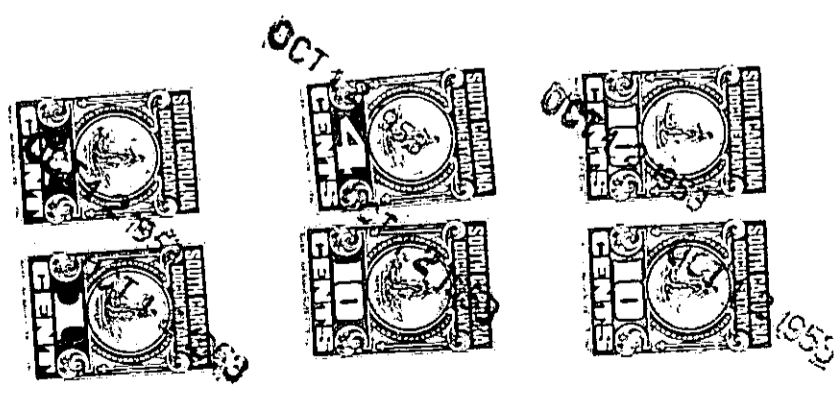
NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS:

1. That the Seller agrees to sell and the Purchaser to buy Lot No. 15 with the house located thereon and Lot No. 16, which is vacant, both of which are fully described herein below and which are to be conveyed by fee simple/^{general}warranty deed for the consideration of \$9250.00

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G.M.H.
S.E.T.

2. Upon the payment of the total consideration, Seller agrees to convey the property by the deed above described and purchaser agrees to accept such deed.

3. The Purchaser agrees that immediately after taking possession of the property on October 1, 1953, he will begin completion of the house and premises and will make expenditures of the value of approximately \$1200.00 which shall be spent for the following among other purposes: to paint the house inside and out, install a hot water heater, lights, switch boxes, and other electrical appliances, and to landscape and clean up the premises and that said improvements when made shall accrue to the benefit of the Seller should this sale for any reason not be consummated.



Cancelled this 1st day of April, 1954.
Witnesses: Edward R. Hamer
Annie M. White
S.E. Tarbell