

State of South Carolina,
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS: MINNESOTA G. GILLIAM (FORMERLY MINNESOTA RUBY GARRISON) have agreed to sell to LULA M. DAVIS a certain lot or tract

of land in the County of Greenville, State of South Carolina, in the City of Greenville known as part of the Shumate property and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on Forrest Street and fronting 60 feet on Forrest Street and running back in parallel lines at 30 feet to Lot No. 24 as of survey of William T. Shumate, property lying between Lot Nos. 19 and 21 and being known as Lot No. 20 on plat of said Shumate land, recorded in Volume ZZ, at Page 51 in the RMC Office for Greenville County and being the same property conveyed to me by Birdie E. Garrison and recorded in Deed Book 170 at Page 61.

and execute and deliver a good and sufficient warranty deed therefor on condition that she shall

pay the sum of \$4,500.00 Dollars in the following manner \$50.00 per month beginning the 15th day of December, 1960 and \$50.00 the 15th day of each month thereafter, to be applied first to interest and the balance to principal and to continue until such time as the principal balance due is \$3,500.00 at which time the entire principal balance will be due

~~with interest on same from date at 6 1/2 per cent per annum until paid to be computed and paid annually, and if unpaid to bear interest until paid at same rate as principal, and in case said sum or any part thereof be collected by an attorney, or through legal proceedings of any kind, then in addition the sum of \$300.00 dollars for attorney's fees, as is shown by her note of even date herewith. The purchaser agrees to pay all taxes while this contract is of force.~~

It is agreed that time is of the essence of this contract, and if the said payments are not made when due she shall be discharged in law and equity from all liability to make said deed, and may treat said Lula M. Davis as tenant holding over after termination, or contray to the terms of a lease, and shall be entitled to claim and recover, or retain if already paid the sum of \$600.00 dollars per year for rent, or by way of liquidated damages, or may enforce payment of said note.

In witness whereof, we have hereunto set our hands and seals this 15th day of November A. D. 194 60.

In the presence of
Fred W. M. O'Neil
Lula M. Davis

Minnesota G. Gilliam (SEAL)
Lula M. Davis (SEAL)

(Continued on Next Page)