

All real estate taxes and insurance shall be paid by the Purchaser.

In the event the Purchaser should fail to make the payments as provided herein or breach any other provision of this agreement, then the Seller will have the right to declare the entire balance due and payable and enforce compliance or to cancel this Bond for Title and retain all sums paid as liquidated damages and treat the Purchaser as tenant holding over after notice or to use any other remedy available at law or in equity.

The Purchaser agrees that the Seller shall have the privilege to refinance or mortgage this property without regard to this Bond for Title and the Purchaser does hereby subordinate this Bond for Title to any mortgage now or hereafter placed over this property by the Seller.

To The Faithful Performance of this agreement we do hereby bind our heirs, successors, executors and assigns the date above mentioned.

In the presence of:

<p><u>J. P. Mason</u> <u>Jack Blake</u></p>	<p><u>J. Mac Bruce</u> Seller</p> <p><u>James Turner</u> Purchaser</p>
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STATE OF SOUTH CAROLINA)	
)	<u>PROBATE</u>
COUNTY OF GREENVILLE)	

Personally appeared the undersigned witness and made oath that (s)he saw the within named J. Mac Bruce, as Seller, and James Turner, as Purchaser, as their acts and deed deliver the within written Bond for Title and that (s)he with the other witness above subscribed witnessed the execution thereof.

SWORN TO BEFORE ME
this 7th day of August
1963

Jack Blake

J. P. Mason
 Notary Public for South Carolina

Recorded this 7th day of August, 1963, at 11:53 A.M., No. 4113