

Buyers copy

The State of South Carolina
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.

APR 24 11 51 AM 1967

OLLIE F. WORTH
R.M.C.

KNOW ALL MEN BY THESE PRESENTS: that I, J. P. Thompson Jr.

..... have agreed to sell to

James P. Hamby Sr. and Lucille Joyce B. Hamby a certain lot or tract

of land in the County of Greenville, State of South Carolina, being known and designated as Lot No. 36 (thirty-six) as shown on plat of Fair Grounds, Property of Edgar C. Waldrop, which plat is recorded in the R. M. C. Office for Greenville County in Plat Book "B" at page 171, and being described as follows: BEGINNING at an iron pin on Selma Street at the joint front corner of Lots Nos. 36 and 37 and running thence with the joint line of said lots, S. 86-04 W. 150 feet to iron pin; thence N. 3-56 W. 34.8 feet to iron pin on Fair Street; thence with Fair Street N. 54-17 E. 177 feet to iron pin at the intersection of Fair Street and Selma Street; thence with Selma Street S. 3-56 E. 128.5 feet to the beginning corner.

..... the buyers

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

pay the sum of fifty-five hundred dollars (\$5,500.00) Dollars in the following manner \$200.00 down, the receipt of which is hereby acknowledged, and the balance of \$5,300.00 to be paid at the rate of \$51.73 per month hereafter until paid in full, payments to be applied first to interest and the balance to principal, the first payment to be due January 15, 1966, and the remaining payments to be due on the 15th day of each and every month thereafter

until the full purchase price is paid, with interest on same from sets at six per cent per annum

until paid to be computed and paid monthly 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 proceed-

ings of any kind, then in addition the sum of 10% of debt dollars for attorney's fees, as is

shown by a note..... of even date herewith. The purchaser..... agrees to pay all taxes while this

contract is in force, beginning January 1, 1966; and carry fire and extended coverage insurance on the house on said lot in amount of

It is agreed that time is of the essence of this contract, and if the said payments are not made when

due..... the seller shall be discharged in law and equity from all liability to make said deed, and may

treat said..... buyers as tenant..... holding over after termination,

or contrary to the terms of..... a lease and shall be entitled to claim and recover, or retain if

already paid the sum of..... amount paid 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 hand..... s and seal..... s this, 30th day of

November A. D., 19 65.

In the presence of:

Lulu Balloway

J. P. Thompson Jr.

(Seal)

Walter J. ...

(Seal)

Evelyn Bradley

(SEAL)

Fred ...

(Continued on next page)