

Seller agrees to spend a maximum of \$25,000.00 for the erection of the building and to spend a maximum of \$3,000.00 for fill and black topping. Any excess cost over and above a total of \$28,000.00 will be paid by the Purchaser. In the event the total cost is less than \$28,000.00 the purchase price shall be reduced accordingly. The building contractor and the construction time will be approved by both parties.

Supervision of the erection of the building and black topping will be made by the Purchaser who will accept same upon completion.

Upon acceptance the Seller will deliver a deed to the Purchaser with a total consideration of \$45,500.00. Seller will carry a first mortgage on this property in the amount of \$35,500.00 for a period of ten years with monthly payments of \$412.19, interest rate being 7%.

Lucille L. Giestrap
Robert L. Chipley, Jr.
Lucille L. Giestrap
Robert L. Chipley, Jr.

J. F. Berry, Pres
Berry's Inc.,
By: J. F. Berry
John M. Dempsey
John M. Dempsey, Individually and
as President of Joncas, Inc.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

Personally appeared before me Judith S.
Giestrap and made oath that she saw the within named Berry's Inc.,
by its President, J. F. Berry and John M. Dempsey, Individually and as
President of Joncas, Inc., sign, seal and as their acts and deeds execute the
within written sales contract and agreement, and that she with Robert L.
Chipley, Jr. witnessed the execution thereof.

Sworn to before me this
21st day of November, 1967

Robert L. Chipley, Jr.
Notary Public for S.C.

My Commission Expires 1/1/1970

Purchase & Sales Contract Recorded November 21, 1967 At 4:12 P.M.
14663