

Sellers with appropriate endorsement of ownership; the Sellers agree to advance the premium therefor each year and the Purchaser agrees to repay them at the rate of 1/12th of the monthly premium to be added to each monthly payment of the principal debt.

3. The Purchaser agrees to pay all taxes beginning with the year 1969; taxes for 1968 will be pro rated as of the date of this contract and will be paid by the Sellers and Purchaser jointly.

4. The Purchaser agrees to keep the property in repair and if the Purchaser should fail to keep the property in repair, or should fail to pay any installment of principal and interest when due, or should fail to make the payments on fire and windstorm insurance, or to pay the taxes promptly when due, the Sellers may in any event terminate this contract, retain all payments made as liquidated damages, evict the Purchaser and he shall have no further interest therein.

5. Upon the payment of the purchase price in full, the Sellers agree to convey to the Purchaser a good and marketable title, subject only to the reservations, easements and covenants of record.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals on the day and year first above written.

In the Presence of:

Joyce F. Richards
Paul. Horton

L. O. Irvin (SEAL)

Bessie B. Irvin (SEAL)
Bessie B. Irvin

SELLERS

A. W. Medlin (SEAL)
A. W. Medlin

PURCHASER

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