

The State of South Carolina
COUNTY OF GREENVILLE

FILED
GREENVILLE CO. S. C.
APR 22 10 39 AM '69
OLLIE FARNSWORTH
R. M. C.

KNOW ALL MEN BY THESE PRESENTS: I, Ernest R. Coleman, have agreed to sell to Gerald D. Hudson, a certain lot or tract of land in the County of Greenville, State of South Carolina, in Butler Township, containing approximately one acre as shown on plat prepared for seller by Terry T. Dill August 30, 1967, together with all improvements thereon and fronting on Coleman Road according to said plat. Said purchaser shall insure said property for not less than the amount of indebtedness, and all taxes due after 1968 will be paid by purchaser.

and execute and deliver a good and sufficient warranty deed therefor on condition that he shall pay the sum of Eighteen Thousand Four Hundred Fifty and No/100 Dollars in the following manner One Hundred Twenty-Five and No/100 (\$125.00) Dollars per month until paid in full. Said payments to begin on this date.

until the full purchase price is paid, with interest on same from date at 7% 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 a reasonable amount ~~xxxx~~ for attorney's fees, as is shown by said note of even date herewith. The purchaser agrees to pay all taxes while this contract is in force.

It is agreed that time is of the essence of this contract, and if the said payments are not made when due, seller shall be discharged in law and equity from all liability to make said deed, and may treat said purchaser as tenant holding over after termination, or contrary to the terms of said lease and shall be entitled to claim and recover, or retain if already paid the sum of all sums 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 and seal this 1st day of October A. D., 19 68.

In the presence of:

Jeanne J. Wilson *Gerald D. Hudson* (Seal)
John M. Collins *Ernest R. Coleman* (Seal)

(Continued on next page)