

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RETURN TO
CHARLES W. SPENCE

BOND FOR TITLE

This contract made and entered into by and between William Ralph Robertson

hereinafter referred to as the Seller(s) and Larry Masters

hereinafter referred to as the Purchaser(s).

WITNESSETH

That in and for the consideration hereinafter expressed, the Seller agrees hereby to all and convey to the Purchaser and the Purchaser hereby agrees to purchase that parcel of land situate in the County of Greenville, State of South Carolina, in Bates Township containing 6.14 acres on Plat of W. Ralph Robertson recorded in Plat Book A-B, Page 143 and having the following metes and bounds, to-wit: BEGINNING at an iron pin in the center of Tigerville Road at the corner of property of Rufus J. Robertson and running thence S 24-18 E 370 feet to an iron pin; thence along the property of Margaret T. (see reverse side)

IN CONSIDERATION for said premises, the purchaser agrees to pay to the Seller a total of \$14,500.00 Dollars for said lot(s) as follows: \$500.00 upon the signing of this agreement and the sum of \$1,000.00 when the present tenant moves out and vacates said property and the balance of \$13,000.00 to be paid in monthly installments of \$150.95 per month over a 10 year period on an amortized interest rate of 7% with the first payment to commence August 1, 1969.

IT IS UNDERSTOOD AND AGREED, that the Purchaser will pay all taxes upon said lot(s) from and after the date of this contract and will insure all building improvements against loss for the price herein.

In the event any monthly installment is in arrears and unpaid for a period of 10 days, this contract shall, at the option of the Seller, thereupon terminate and any and all payments made by the purchaser prior thereto shall be forfeited by the Purchaser to the Seller as rent for the use of said premises and as liquidated damages for the breach of this contract.

Upon the payment of the purchase price above set forth, the Seller does hereby agree to execute and deliver to said Purchaser a good, fee simple general warranty deed to said property with dower renounced thereon.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 30th day of June, 19 69.

In the presence of:	(Seller) <u>William Ralph Robertson</u> (SEAL)
<u>Roy Farmham</u>	(Seller) <u>William Ralph Robertson</u> (SEAL)
<u>Marguerita P. Whitted</u>	(Seller's Wife) <u>Marguerita P. Whitted</u> (SEAL)
	(Purchaser) <u>Larry Masters</u> (SEAL)
	(Purchaser) <u>Larry Masters</u> (SEAL)

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Personally appeared before me Roy Farmham and made oath that he saw the within named William Ralph Robertson and Larry Masters

sign, seal and as their act and deed deliver the within written Bond for Title, and that he, with Marguerita P. Whitted witnessed the execution thereof.

Sworn to before me this 30 day of June, 19 69

Marguerita P. Whitted (SEAL)
Notary Public for South Carolina
MY COMMISSION EXPIRES Aug 11, 1977

Roy Farmham