

FILED  
GREENVILLE CO. S. C.

DEC 17 3 35 PM '69

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The State of South Carolina  
COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R. M. C.

KNOW ALL MEN BY THESE PRESENTS: I, Pearl S. Guest, beneficiary under will of Elliott S. Guest, probated in Greenville County have agreed to sell to Barnett V. Johnston, Sr. and David Patton Johnston a certain lot or tract of land in the County of Greenville, State of South Carolina, Bates Township, situate on the east side of Guest Street, designated and being the same property as listed Block Book of Greenville County Tax Maps on Sheet No. 515, Block No. 1, Lot No. 7. This being a part of the property ~~included in~~ owned by Elliott S. Guest Estate

and execute and deliver a good and sufficient warranty deed therefor on condition that they shall pay the sum of Seven Thousand no/100-----Dollars in the following manner payable and due; a cash payment of \$70.00 on Sept. 1, 1969 and a like payment of \$70.00 on the first day of each and every successive month thereafter until paid in full. Payment shall first apply to interest and then to principal. until the full purchase price is paid, with interest on same from date at 6-----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 10% of amount due-----dollars for attorney's fees, as is shown by certain-----note----- of even date herewith. The purchasers. 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 ~~they~~ I shall be discharged in law and equity from all liability to make said deed, and may treat said Barnett V. Johnston, Sr. and David Patton Johnston as tenant s 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 total amount paid -----in dollars per year for rent, or by way of liquidated damages, or may enforce payment of said note.

In witness whereof, I have hereunto set my hand and seal this 24th day of July A. D., 19 69

In the presence of:

Linda M. Galloway Pearl S. Guest (Seal)  
Jac A. Phillipis (Seal)