

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

AGREEMENT

Effie C. McClellan does hereby agree to sell to William M. Wood and Edward Lawhorn, and William M. Wood and Edward Lawhorn agree to buy the following described real estate: Lot No. 6, Block D of the property of F. M. Harris recorded in Plat Book E, at page 209, located on the East side of North Washington Avenue, for a consideration of \$15,000.00, payable \$1,000.00 in cash at the time of the execution and delivery of the deed and a purchase money mortgage in the amount of \$14,000.00, payable \$100.00 a month commencing July 1, 1972 and a like payment on the first day of each and every month thereafter until paid in full with interest at the rate of five (5%) percent per annum to be computed and paid annually on each anniversary date of this mortgage.

It is further agreed that the seller may continue to occupy the house on this premises for so long as she may live, rent free. In connection with certain improvements to Washington Avenue, the Highway Department has instituted a condemnation proceeding taking a portion of this property and has made an award of \$1,200.00, which at the present time is under appeal. The seller hereby assigns this award to the buyers with the understanding that the buyers will move the house from its present location to a more suitable site on the lot described above, which is farther away from the street, and that they will erect a suitable fence which will keep trash off of the house and the adjoining lot.

It is further understood and agreed that even though the seller may be occupying the house that the balance of the lot may be used by the buyers for parking or other legitimate purposes, and that if they see fit, they may pave such lot for such purpose.

It is understood and agreed that these covenants and agreements will survive the execution of the deed and will not be merged into the execution of the deed.

The seller agrees to convey this property free and clear of any and all liens or encumbrances other than 1972 taxes. It is recognized that

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GREENVILLE CO. S.C.  
AUG 29 10 10 AM '72  
ELIZABETH RIDDLE  
R.M.C.