

It is specifically understood and agreed between the Buyer and the Seller that time is of the essence of this contract and that in the event, the Buyer defaults in the payment of any payment when due and such payment is suffered to remain in default for a period of thirty (30) days, the Seller may declare this Agreement null and void and that any payments made under the terms of this agreement shall be deemed as rent and the Seller shall be discharged in law and in equity from making any conveyance as is provided for herein and the Buyer shall be treated as a Tenant, holding over after the cancellation of the lease.

The Buyer agrees to take the property as it stands and it is understood that the Seller will make, execute and deliver a good, fee simple, general warranty deed with dower renounced upon the Buyer paying the agreed consideration plus principal and interest or in the event he elects to pay off the balance at such time as the balance is paid off. The Seller further warrants that such deed of conveyance shall convey good fee simple title to the Buyer herein without a violation of any restrictions or there being any liens or mortgages on the property.

This contract shall be binding upon the heirs, executors and administrators of the Buyer and the Seller.

It is agreed by the parties that any payments under this contract shall be made to Residential Enterprises, 3704 White Horse Road, Greenville, South Carolina, 29611, until such time as the property is paid for.

IN WITNESS WHEREOF, we do hereunto set our hands and seals this day of September, 1972.

Witness:

Bob [Signature]

[Signature]

Terrell Lankford
Terrell Lankford, Purchaser

Larry Carper
Larry Carper, Seller

Charles Bennett
Charles Bennett, Seller

(Continued on next page)