

FILED GREENVILLE CO. S. C.

632,1-1-18

The State of South Carolina JAN 26 10 41 AM '73 COUNTY OF GREENVILLE DONNIE S. TANKERSLEY R.M.C.

KNOW ALL MEN BY THESE PRESENTS: I, Leonard A. Dobson have agreed to sell to George Edward Rollins and Edith E. Rollins a certain lot or tract

of land in the County of Greenville, State of South Carolina, O. Neal Township, located about 5 miles Northwest from Greer, S. C., on the Southeastern side of the Wofford Road, being shown on plat made for Leonard A. Dobson by John A. Simmons, surveyor, dated Sept. 30, 1970 and having the following metes and bounds, to wit:

BEGINNING at an iron pin on the Southeastern side of Wofford Road, joint front corner of this property and other property of Leonard A. Dobson and running with other property of Leonard A. Dobson, N. 49-35 W., 315 feet to an iron pin; thence S. 23-07 W., 152 feet to iron pin; thence S. 4-00 W., 290 feet to an iron pin on or near the Wofford Road; thence with the Wofford Road as the line, N. 64-20 E., 57.1 feet, N. 55-37 E., 196.7 feet and N. 49-55 E., 138 feet to the beginning point. This is a part of the property conveyed to Leonard A. Dobson by Charlie O. Wolfe, Inc.

and execute and deliver a good and sufficient warranty deed therefor on condition that they shall pay the sum of Eleven Thousand Eight Hundred Seventy Six & 16/100 (\$11,876.16) Dollars in the following manner to be paid in equal installments of principal and interest of \$135.32, each, First Payment due January 1, 1972 and payment on the first day of each month thereafter. Payments first applied to interest and then to principal.

until the full purchase price is paid, with interest on same from date at eight 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 reasonable amount dollars for attorney's fees, as is shown by their 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, he shall be discharged in law and equity from all liability to make said deed, and may treat said George Edward Rollins & Edith E. Rollins as tenant holding over after termination, or contrary to the terms of their lease and shall be entitled to claim and recover, or retain if already paid the sum of entire amount 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 hands and seal this 22nd day of January A. D., 1972.

In the presence of:

Charlie O. Wolfe

Leonard A. Dobson (Seal) George Edward Rollins (Seal) Edith E. Rollins (SEAL)