

FILED
GREENVILLE CO. S. C.

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The State of South Carolina
COUNTY OF GREENVILLE

JUN 19 2 23 PM '73
JONNIE S. TANKERSLEY
R.M.C.

KNOW ALL MEN BY THESE PRESENTS: Kenneth T. Black and Julius B. Watson

..... have agreed to sell to

Bobbie D. Guthrie a certain lot or tract

of land in the County of Greenville, State of South Carolina, All that piece, parcel or lot
of land with the buildings and improvements thereon, situate, lying and
being known and designated as Lot No. 30 as shown on Plat of Subdivision
known as Parker Heights, and plat being recorded in the RMC Office for
Greenville County in Plat Book P, Page 43, and having, the following metes
and bounds, according to said plat.

BEGINNING at a stake on Richards Avenue, joint front corner of Lots Nos. 29
and 30; and running thence along the joint line of Lots Nos. 29 and 30,
N. 59-15 W. 154.2 feet to a stake, joint corner of Lots Nos. 29, 30, 54,
and 55; thence along the joint rear line of Lots Nos. 30 and 54,
S. 30-45 W. 50 feet to a stake, joint corner of Lots Nos. 30, 31, 53 and 54;
thence S. 59-15 E. 154.6 feet to a stake on Richards Avenue, joint front
corner of Lots Nos. 30 and 31; thence along Richards Avenue, N. 30-13 E.
50 feet to the beginning corner.

and execute and deliver a good and sufficient warranty deed therefor on condition that they shall

pay the sum of Ten Thousand Five Hundred & No/100 Dollars in the following manner

Three Hundred and No/100 (\$300.00) Dollars down, receipt of which is
acknowledged and Ninety-Seven and Fifty-One (\$97.51) Dollars per month
commencing July 1st, 1973 and \$97.51 on the first day of each and every
month until paid in full.

until the full purchase price is paid, with interest on same from date at eight (8) 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 proceed-
ings of any kind, then in addition the sum of fifteen per cent (15%) dollars for attorney's fees, as is
shown by their note of even date herewith. The purchaser S. 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 shall be discharged in law and equity from all liability to make said deed, and may

treat said purchasers as tenants 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 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 seals this 9th day of

June A. D., 1973

In the presence of:

Linda F. Patterson Kenneth T. Black (Seal)

Edward R. Hamner Julius B. Watson, Jr. (Seal)

Bobbie D. Guthrie