

GREENVILLE CO. S. C.

VOL 986 PAGE 535

The State of South Carolina

OCT 22 4 10 PM '73

COUNTY OF GREENVILLE

DONNE S. TANKERSLEY R.M.C.

KNOW ALL MEN BY THESE PRESENTS: I, J. P. Looper

James L. Wicks have agreed to sell to a certain lot or tract

of land in the County of Greenville, State of South Carolina, containing 49.75 acres, more or less, located off Slatton Shoals road and being more fully described as follows:

BEGINNING at an iron pin, .7 mile from intersection of S.C. Hwy 418 and Slatton Shoals Road, running thence S83-10W, 230.7, S67-55W, 100.0 thence S49-20W, 131.3, S86-19W, 327.6, N70-53W, 220.9, S70-53W, 233.0 S74-03W, 116.3, S81-38W, 210.7, S74-45W, 283.5, S59-32W, 352.2, S25-35W 352ft. to an iron pin adjoining Burns Property, thence along Burns lines, S62-57E, 540. thence S29-16E, 476. ft. to iron pin, thence N76-51E, 1332.0 ft. to center of Slatton Shoals Rd, thence along center of said road, N20-26E, 150., N13-49E, 100., N6-19E, 100. N2-49E, 400.0 thence N17-43E, 100.0 N31-30E, 180.0 thence N-12-39W, 194.0 to point of beginning.

This is in accordance with survey by Jones Engineering Service, March 20, 1973, and is subject to rights of way according to records.

and execute and deliver a good and sufficient warranty deed therefor on condition that he shall pay the sum of Thirty Five Thousand (\$35,000.00) Dollars in the following manner \$125.00 per month for 24 months, then \$436.20 per month for 8 years with interest at 7% beginning 3/23/75. Purchaser to pay all costs for closing, ie survey, deed, stamps, title search, etc. until the full purchase price is paid, with interest on same from 3/23/75 at 7% 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 dollars for attorney's fees, as is shown by 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 I shall be discharged in law and equity from all liability to make said deed, and may treat said payments as rent as tenant holding over after termination, or contrary to the terms of lease and shall be entitled to claim and recover, or retain if already paid the sum of all payments 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 hand and seal this 23rd day of March A. D., 1973.

In the presence of:

Bohler H. Bruce (Seal) J. P. Looper (Seal)

(Continued on Next Page)

953

4328 RV:2