

The State of South Carolina
COUNTY OF GREENVILLE

1014-1010
1027-1019

KNOW ALL MEN BY THESE PRESENTS: CHARLES E. UPCHURCH

..... have agreed to sell to
undivided interest in
Regency Manor Apartments, A Limited Partnership, a 15% a certain lot or tract
of land in the County of Greenville, State of South Carolina, containing 31.55 acres being
shown and designated as Tract "A" according to plat entitled "Property
of Ruby R. Graham, et al" and 15.12 acres being shown and designated
as Tract 2 on plat of property of Regency Manor, more specifically
described in Schedule A attached hereto and incorporated hereinto by
reference.

W. A. SEYBR & GILCREATH, P.A.

CANCELLED This 12 day Nov, 1975
W. A. Seybr & Gilcreath, P.A.
Regency Manor Apartments
a Ltd. Partnership
By Kenneth L. Dill
Gen. Partner
PAID \$ 1.00
NOV 13 1975-10:13 AM

GREENVILLE CO. S. C.

and execute and deliver a good and sufficient warranty deed therefor on condition that it shall
pay the sum of Dollars in the following manner

a \$1,151,869.83 note executed February 5, 1975 in connection with a
Bond for Title for the remaining 85% undivided interest of the property
described in Schedule A attached hereto, said Bond for Title recorded in
the RMC Office of Greenville County in Deed Book 1014, Page 307
until the full purchase price is paid, with interest on same from date at 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 a reasonable amount of dollars for attorney's fees, as is
shown by a 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 Regency Manor Apartments, A Limited Partnership as tenant holding over after termination,
or contrary to the terms of this lease and shall be entitled to claim and recover, or retain if
already paid the sum of all sums paid to date on said note in which case said note
shall then become null and void. dollars per year for year, or
by way of liquidated damages, or may enforce payment of said note.

In witness whereof, I have hereunto set my hand and seal this 5th day of
February A. D., 19 75.

In the presence of:

[Signature]
[Signature]
CHARLES E. UPCHURCH (Seal)
(Seal)

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