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STATE OF SOUTH CAROLINA)
) CONTRACT AGREEMENT AND RESTRICTIONS
COUNTY OF GREENVILLE)

This is a contract between Joe M. Snipes, Jr., hereinafter referred to as Seller, and Jerry M. Snipes, hereinafter referred to as buyer, entered into this 12 day of January, 1977. The seller agrees to sell to the buyer and the buyer agrees to purchase from the seller that property shown on a plat entitled "Property of Jerry Snipes", made by Webb Surveying and Mapping Company, dated May 25, 1976 (copy of which is attached hereto and made a part hereof), designated as Parcel (A) containing 0.466 acres, more or less, and parcel (B) containing 0.62 acres, more or less, on the western side of Fork Shoals Road.

That at the time of the execution of the deed conveying the lots referred to above to the buyer, buyer agrees to pay the balance due the seller on that certain mortgage held by the seller covering the original lot shown on the plat referred to above, such sum being Two Thousand Five Hundred Seventy-Five and 00/100 (\$2,575.00) Dollars.

That further in consideration of this sale, the parties agree as follows:

1. That should the buyer desire to sell the property referred to above prior to the death of the seller, he must afford to the seller the right of first refusal to repurchase in connection with each offer to sell.

2. That the drive for ingress and egress to the property herein referred to shall be located twenty (20) feet north of the joint corner pin of said property and other properties of the seller.

3. That no structure or building shall be constructed on Lot A, except as approved by Joe M. Snipes, Jr. during his lifetime.

J M B
J M S
JS

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