

as above provided for a period of more than ten (10) days after same shall have become due, then, at the option of seller, seller may declare the terms of this agreement breached, and, upon ten (10) days notice in writing thereof to buyer, buyer agrees to quit the premises peacefully leaving same in good order, and all payments theretofore made under this agreement shall be declared forfeit as just and due rental for o-cupation of the premises for the time so occupied. The buyer shall not be liable for any deficiency judgment.

Upon the completion of all payments under this agreement, or in the event buyer wishes to refinance and pay seller in full at any time seller hereby agrees to furnish buyer with a warranty deed to the premises upon the fulfillment of either occurrence.

All taxes and rents to be prorated as the first of August, 1974. Charlotte K. Luthi guarantees that there are no back taxes due on the above property.

The above constitutes the entire agreement between the parties hereto, and no alteration or modification of the terms hereof shall be valid unless reduced to writing and signed and sealed by the parties hereto.

This being the identical instrument executed by and between the seller and buyer herein dated August 1, 1974 and recorded in the RMC Office for Greenville County, South Carolina in Deed Book 1083, Page 35 on July 13, 1978. The purpose of this instrument being to correct a flaw concerning witnesses on said previous instrument.

Witness our hands and seals this 25th day of April, 1979 at Greenville, South Carolina.

[Signature]
Witness
Kathy McCall
Witness

[Signature]
SELLER

[Signature]
Witness
Kathy McCall
Witness

[Signature]
BUYER

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named buyer and seller sign, seal and deliver said written contract and that (s)he with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 25th day of April, 1979

[Signature]
Notary Public for South Carolina
My commission expires: 7-2-79

RECORDED APR 26 1979
at 3:51 P.M.

Kathy McCall

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