

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

DONNIE S. TANKERSLEY  
R.M.C.  
FILED  
MAY 24 1979  
BOOK FOR TITLE  
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KNOW ALL MEN BY THESE PRESENTS:

That Lee Evett, of 100 Augusta Street, Easley, South Carolina, hereby agrees to sell to Donnie Stancell and Darlene J. Stancell, of 203 West Marion Road, Greenville, South Carolina, the following described property:

"ALL that lot of land, with all improvements thereon, in Greenville County, State of South Carolina, on the Eastern side of Marion Road, near the City of Greenville, being a portion of Lots 113 and 114, as shown on a plat of Parker Heights, recorded in Plat Book "P", at page 43, and described according to a survey made by J. C. Hill on October 17, 1959, as follows: BEGINNING at an iron pin on the Eastern side of Marion Road, 100 feet South from View Point Drive, and running thence with the Eastern side of said road South 30-45 West 105.5 feet to an iron pin at the corner of Lot 110; thence with the line of said lot South 59-15 East 100 feet to an iron pin; thence North 30-45 East 87.1 feet to an iron pin; thence North 48-51 West 101.6 feet to the beginning corner; this being the identical property conveyed to Lee Evett by E. Inman, Master, by deed dated July 24, 1963, and recorded the same date in Book of Deeds 728, at page 159, in the office of the RMC for Greenville County, South Carolina."

The following terms and conditions have been agreed upon by the parties hereto:

1. That the agreed purchase price for the above property is Twenty-Three Thousand (\$23,000.00) Dollars, together with interest on the unpaid balance of principal at the rate of ten (10%) per cent per annum. The Buyers shall pay the purchase price at the rate of Two Hundred (\$200.00) Dollars per month, principal and interest, commencing May 1, 1979, such payments to be applied first to payment of interest and any balance to principal. The Buyers reserve the right to anticipate payment in whole or in part at any time without penalty. Payments are to be made at the Seller's home address in person or by mail.

2. The Buyers agree to pay, when due, all ad valorem taxes upon the property. They further agree to maintain in a reputable company casualty insurance, with extended coverage, in an amount at least equal to the balance owing under this contract. If the Buyers fail to do so, the Seller may, at her option, pay such insurance and add the same to the principal due under this contract. The Buyers further agree to defray the cost of all maintenance and repairs upon the premises.

3. The Buyers are hereby granted the right of immediate possession of the premises with the right to improve the same at their discretion.

4. It is understood that time is of the essence in this agreement and that, if the payments as outlined above are not made when due, the Seller shall

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