

pay for all fire insurance premiums for this property, and Purchaser further agrees to name Seller on said policy as his interest may appear.

4. It is further agreed that the Purchaser may pre-pay in part or in its entirety any balance or balances due under this Bond for Title without pre-payment penalty.

5. It is also agreed that the Purchaser is taking this property in its present condition, and the Seller shall not be liable or responsible for any further costs, repairs or upkeep of this property. The Purchaser also covenants to keep the subject property in a reasonably good state of repair.

6. If Purchaser becomes in default in the payments due under this Bond for Title or fails to comply with any of the terms of this Bond for Title, the Seller shall have the right to declare this Bond for Title null and void and apply all payments made prior to the default as rent and liquidated damages for breach of contract.

7. It is specifically understood that this Bond for Title may not be assigned without the Seller's written permission. This agreement shall be binding upon the parties hereto, their heirs, assigns, executors and administrators.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seals on the day, month, and year first above written.

Witnesses:

x Kelly King  
J. Wallace Mann  
AS TO GORDON E. MANN

Gordon E. Mann (SEAL)  
Gordon E. Mann  
SELLER

x Kelly King  
J. Wallace Mann  
AS TO BRENDA JOYCE FINLEY

x Brenda Joyce Finley (SEAL)  
Brenda Joyce Finley  
PURCHASER

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

PROBATE

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named GORDON E. MANN sign, seal and as his act and deed deliver the within Bond for Title and that (s)he with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 10th day of July, 1978.

J. Wallace Mann (SEAL)  
Notary Public for South Carolina  
My commission expires: 1-4-82

Kelly King

RECORDED JUL 20 1979  
at 1:31 P.M.