

Dollars and that the Sellers agree to hold harmless the Purchaser by reason of any default on said note and mortgage.

5. That time is of the essence of this Agreement, and upon the failure of the Purchaser to make any payments within fifteen (15) days after the due date thereof, the Sellers may immediately declare this Agreement terminated, retain all sums paid hereunder as rent and/or liquidated damages and be entitled to immediate possession of the premises through ejection or eviction as in the case of a defaulting tenant at will.

6. The Purchaser may anticipate payment in whole or in part at any time without penalty.

7. This Agreement is binding on the heirs, executors, assigns and legal representatives of each of the parties hereto.

IN WITNESS WHEREOF the parties have hereunto set their hands and seals at Greenville, South Carolina, this 13th day of February, 1980.

IN THE PRESENCE OF:

Peggy Bryant
Linda C. Carroll

Robert A. Patterson
ROBERT A. PATTERSON, SELLER
Gloria M. Patterson
GLORIA M. PATTERSON, SELLER
Gary M. Martin
GARY M. MARTIN, PURCHASER
Susan Martin
SUSAN MARTIN, PURCHASER

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

PROBATE

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named Robert A. Patterson, Gloria M. Patterson, and Susan Martin and Gary M. Martin/ sign, seal and as their act and deed, deliver the within Bond for Title and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

Linda C. Carroll

SWORN TO before me this
13th day of February, 1980.

Peggy M. Bryant
NOTARY PUBLIC FOR SOUTH CAROLINA
MY COMMISSION EXPIRES: 2/11/82
RECORDED: FEB 14 1980
at 2:05 P.M.

21617

0586

4328 RV-2