

The State of South Carolina) 27 AM '80
COUNTY OF GREENVILLE) DEERSLEY BOND FOR TITLE

KNOW ALL MEN BY THESE PRESENTS: Dee Smith Company, Inc.

..... have agreed to sell to
James H. Stanford and Betty C. Stanford a certain lot or tract
of land in the County of Greenville, State of South Carolina, being known and designated
as Lot No. 156 on plat of Devenger Place, Section 10, recorded in the
R.M.C. Office for Greenville County, S. C. in Plat Book 7-C at page 6.

* Purchasers agree to assume builder's (Seller's) construction loan
or to re-finance their own mortgage loan on any date within the
one-year term of this Bond for Title that the interest rate at
lending institutions becomes 11% or less,

and execute and deliver a good and sufficient warranty deed therefor on condition that they shall
and No/100 (\$72,900.00)
pay the sum of Seventy-two Thousand Nine Hundred / Dollars in the following manner
Ten Thousand and No/100 (\$10,000.00) in cash, with the balance of
\$62,900.00 payable in equal monthly installments of \$599.03 for one (1)
year commencing March 1, 1980, with the full amount due and payable on
March 1, 1981,
with the full purchase price to be paid, with interest on same from date at 11% per cent, per annum
monthly
until paid to be computed and paid monthly, and if unpaid to bear interest until paid at some rate as
principal, and in case said sum or any part thereof be collected by an attorney. or through legal proceed-
ings of any kind. then in addition the sum of a reasonable amount dollars for attorney's fees, as is
shown by their note of even date herewith. The purchaser agrees to pay all taxes while this
contract is in force.

It is agreed that time is of the essence of this contract, and if the said payments are not made when
due Seller shall be discharged in law and equity from all liability to make said deed, and may
treat said Purchasers as tenant's holding over after termination,
or contrary to the terms of lease and shall be entitled to claim and recover, or retain if
already paid the sum of dollars per year for rent, or
by way of liquidated damages, or may enforce payment of said note.

In witness whereof, we have hereunto set OUR hands and seals this 14th day of
February A. D., 1980

In the presence of:
DEE SMITH COMPANY, INC.
By: Dee A. Smith (Seal)
Dee A. Smith, President
James H. Stanford (Seal)
James H. Stanford
Betty C. Stanford (SEAL)
Betty C. Stanford

FILED
1980
FEB 14
4:00 PM

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