

SALE CONTRACT

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continue to make payments under this Sale Contract as provided hereafter, until Farmers Home Administration approval can be obtained or other equivalent financial arrangements can be made for a first mortgage in place of the Farmers Home Administration mortgage.

5. Party of the second part shall go into possession of the property on ^{March} ~~February~~ 1, 1980, and he shall pay to parties of the first part, commencing on ^{March} ~~February~~ 1, 1980, the sum of \$223⁰⁰ per month, which sum shall be credited on the total purchase price of the property, above set out. Party of the second part shall pay the said monthly charge, on the first day of each month, until he has arranged mortgage financing as set out herein, and is prepared to close the sale.

Upon certification by party of the second part to parties of the first part, that he is prepared to close the sale, and can pay the balance of the purchase price set out in this Agreement, parties of the first part shall sign a warranty deed, in usual form, conveying a good, merchantable and marketable title to party of the second part.

IN WITNESS WHEREOF, parties of the first part and party of the second part have executed this Contract for the purchase and sale of real estate, this the 27th day of February, 1980.

WITNESSES:

<u>Bryan C. Baker</u>	<u>Gary S. Moody</u> (SEAL) GARY S. MOODY
<u>W. Alan Farley</u>	<u>Vicky L. Moody</u> (SEAL) VICKY L. MOODY
<u>Paul W. Eilers Jr.</u>	<u>William L. Walston</u> (SEAL) WILLIAM L. WALSTON

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