

In consideration of the covenants and agreements on the part of the Seller, the Purchasers agree to purchase said property and to pay the purchase price, installments, mortgage and taxes in the manner stipulated above.

Time is of the essence of this Agreement, and upon the failure of the Purchasers to make any payment under this Agreement when due, the Seller may immediately declare this contract terminated, retain all sums paid hereunder as rent and liquidated damages, and be entitled to immediate possession of the premises as in the case of a defaulting tenant at will. In the event this contract is placed in the hands of an attorney for collection, the Purchasers agree to pay a reasonable attorney's fee together with all costs of collection.

IN WITNESS WHEREOF, the parties hereunder have set their hands and seals at Greenville, South Carolina, the 27th day of June, 1980.

SIGNED AND SEALED IN THE PRESENCE OF:

Rudolph B. Montjoy
 RUDOLPH B. MONTJOY, SELLER

Frank L. Calhoun
 FRANK L. CALHOUN, PURCHASER

Henrietta P. Calhoun
 HENRIETTA P. CALHOUN, PURCHASER

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