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5. In the event that the Purchaser shall make default in any way of the covenants herein contained, or shall fail to make the payments aforesaid at the time specified, the terms of payments being declared to be the essence of this contract, then the Vendors may declare this agreement null and void. And further in the event that the Vendors are required to collect any monies owed to them under this contract, the Purchaser shall be responsible for reasonable attorneys fees and costs for the collection thereof.

6. The Vendors agree that the Purchasers may use and occupy said premises during compliance with the terms hereof, but if default of any condition herein shall be made, and the Buyer is permitted to remain in possession, the Purchasers shall be considered to be a tenant of said premises from month to month and shall be entitled to only such notice to vacate as is provided by law, and such notice to vacate shall be deemed to be a declaration of the termination of this contract; all improvements placed thereon shall become a part of said real estate, and shall not be moved or altered without written consent of the seller.

This agreement shall be binding upon and shall inure to the benefit of the successors in interest of the parties hereto.

IN WITNESS THEREOF, The Vendors and the Purchasers have signed, and delivered this agreement in duplicate this 16th day of April, 1980.

*Walter H. Stealy*  
WITNESS  
*Patricia P. Green*  
WITNESS  
*Walter H. Stealy*  
WITNESS  
*Walter H. Stealy*  
WITNESS  
*Patricia P. Green*

*Paul S. Newkirk*  
H & L ENTERPRISES  
H & L ENTERPRISES  
*Ronnie T. Calvert*  
RONNIE T. CALVERT, PURCHASER  
*Lavonda H. Calvert*  
LAVONDA H. CALVERT, PURCHASER

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