

FILED
The State of South Carolina
COUNTY OF GREENVILLE
DONNIE L. BANKERSLEY
R.M.C.

STATE OF SOUTH CAROLINA
RECORDS AND DEEDS TAX COMMISSION
DOCUMENTARY
STAMP
TAX
\$ 0 4 00

KNOW ALL MEN BY THESE PRESENTS: That Charles L. Satterfield, hereinafter called "Seller", has ~~stated~~ agreed to sell to

David L. Israel, hereinafter called "Purchaser", a certain lot or tract

of land in the County of Greenville, State of South Carolina, being shown, described and identified as Lot No. 8 according to a survey for David L. Israel prepared by Freeland & Associates, dated August 6, 1981, and having, according to said survey, the following metes and bounds, to-wit:

BEGINNING at the intersection of Mahaffey Road Ext. and a road shown thereon as "Future Road" and running thence with the right of way of Mahaffey Road Ext. N. 30-08 E. 126.75 feet to an iron pin; thence continuing with said right of way N. 30-08 E. 159 feet to an iron pin; thence still with said right of way N. 23-46 E. 61.06 feet to an iron pin; thence turning and running S. 68-48 E. 284.93 feet to an iron pin; thence turning and running S. 18-57 W. 218.24 feet to an iron pin; thence continuing S. 5-28 W. 130.09 feet to an iron pin at the edge of the aforementioned Future Road; thence with the right of way of said road N. 68-48 W. 375.37 feet to an iron pin on the right of way of Mahaffey Road Ext., the point of beginning.

and execute and deliver a good and sufficient warranty deed therefor on condition that Purchaser shall

pay the sum of Nine Thousand Seven Hundred Fifty Dollars in the following manner

\$1,000.00 cash paid at the time of the execution of this document, and the balance of \$8,750.00 to be paid in equal monthly installments of \$150.00 per month, beginning September 1, 1981, and thereafter on the first day of each month

until the full purchase price is paid, with interest on same from date at 12% per cent, per annum until paid to be computed and paid ~~annually~~ ^{monthly}, and if unpaid to bear interest until paid at same 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 sum ~~dollars~~ for attorney's fees, as is shown by Purchaser's

note of even date herewith. The purchaser agrees to pay all taxes while this contract is in force. The aforesaid monthly payments shall include both principal and interest and shall be applied first to interest and the balance to principal. Taxes for 1981 to be pro-rated as of the date of this contract.

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 Purchaser as tenant holding over after termination, or contrary to the terms of a lease and shall be entitled to claim and recover, or retain if

already paid the sum of all monies paid ~~dollars per year~~ for rent, or by way of liquidated damages, or may enforce payment of said note. Purchaser has the right to

prepay principal, in whole or in part, on any payment date without penalty. In witness whereof, we have hereunto set our hands and seals this

August 26 day of August, 1981.

In the presence of:

Ralph [Signature]
Bobby T. [Signature]
Witnesses as to all parties

David L. Israel (Seal)
DAVID L. ISRAEL, PURCHASER
Charles L. Satterfield (Seal)
CHARLES L. SATTERFIELD, SELLER

I hereby agree to renounce dower on the deed required to be executed and delivered upon the full and faithful performance of the provisions of this Bond for Title.

Annie Sue Satterfield (Seal)
Wife of Seller

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