

XVIII

BINDING EFFECT

This Agreement shall be binding upon the Buyer and Seller and their respective heirs, administrators, executors, personal representatives, successors and assigns.

XIX

SURVIVAL OF WARRANTIES

All warranties and representations set forth in the Contract shall survive the closing of the transaction, contemplated hereby and shall survive the execution and delivery of any and all deeds and other documents at any time executed and delivered hereunder, pursuant to or by reason of this Contract and shall survive the payment of all monies made hereunder, pursuant to or by reason of this Contract.

XX

MODIFICATION

This Contract may be amended or modified only in a writing signed by both parties.

XXI

ASSIGNMENT OF CONTRACT

This Contract shall not be assigned except by written agreement of both parties hereto.

XXII

This Contract shall be governed by the laws of the State of South Carolina.

WITNESS our hands and seals on this date first above written.

WITNESS:

Mary C. Hardin
Charles M. [Signature]

WITNESS:

Ronald K. Edwards
Alma C. [Signature]

COMMUNITY BANK

By:

[Signature]
Senior Vice President

By:

W. M. Mason
W. M. MASON, SELLER

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