

10) It is understood that the amount of \$30,000.00 paid herewith by the Purchasers to the Owner shall be applied by the latter towards the payment and reduction of the balance of principal and interest now due under a certain mortgage executed by the said Owner in favor of James E. Campbell, in the original sum of \$46,500.00 which mortgage bears date of August 11, 1981 and appears of record in the RMC Office, Greenville County, S.C. Further, that a copy of this agreement will be forwarded to the said James E. Campbell, mortgagee, with the request that should the said Owner default in payment of the remaining balance due under said mortgage instrument that the said James E. Campbell shall keep the purchasers advised of any subsequent default in the payments required to liquidate the remaining balance of said mortgage debt and will give to them an opportunity to cure any such default prior to instituting any foreclosure proceedings seeking collection of balance then due under said instrument. Should such notice be accorded purchasers by said mortgagee, and should they be required to make payments directly to him under said mortgage instrument in order to prevent default, the payments so made shall be credited against any amount then remaining due the Owner under this contract.

11) It is understood that the Owner makes no representation on warranties as to the soundness of the structure consisting of a one-story brick building which is located upon the property covered by this agreement.

TO THE FAITHFUL PERFORMANCE HEREOF the parties hereto do respectively bind themselves, their heirs, executors, administrators and assigns.

IN WITNESS WHEREOF, the parties hereto have hereunto set their respective hands and seals in duplicate this date and year first above written.

In Presence Of:

[Signature]  
Peggy B. Payne  
 As to Owner  
[Signature]  
Peggy B. Payne  
 As to Purchasers

Margaret J. Pettit Greene  
 OWNER  
[Signature]  
Judy K. Mayfield  
 PURCHASERS

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