

(\$10,920.00) DOLLARS, TWO HUNDRED (\$200.00) DOLLARS, as down payment, previously paid, receipt whereof is hereby acknowledged, and the balance being TEN THOUSAND SEVEN HUNDRED TWENTY (\$10,720.00) DOLLARS to be paid as follows:

Payment of EIGHT HUNDRED NINETY-TWO (\$892.00) DOLLARS will be paid at the date of closing, April _____, 1982. NINE THOUSAND EIGHT HUNDRED TWENTY-EIGHT (\$9,828.00) DOLLARS, together with interest thereon from date hereof at the rate of EIGHT (8%) per cent per annum to be repaid in equal monthly installments of One Hundred Nineteen and 31 (\$119.31) DOLLARS each commencing ^{June} May 1, 1982, and ^{July} ~~May~~ thereafter until paid in full, said monthly installments to be applied first to interest then to principal. Upon default in making payment of any monthly installment, Seller, at his option, shall have the right to declare all sums immediately due and payable. The final payment to be due ~~April~~ ^{MAY} 1, 1992. ^{NOV 5/86}

IT IS UNDERSTOOD AND AGREED that the Purchasers will pay taxes, assessments, levies or charges accruing upon said property from and after the date of this instrument.

IN THE EVENT the Purchasers fail to make any payment on or before the time stated hereinabove or fail to pay the taxes when due, this instrument shall thereupon terminate at the option of the Seller and any and all payments made by the Purchasers prior thereto shall be forfeited by the Purchasers to the Seller as liquidated damages for the breach of this contract.

UPON THE PURCHASERS paying the consideration hereinabove expressed, the Purchasers shall be entitled to possession of the subject premises and the Seller will execute and deliver to said Purchasers, their heirs and assigns, a good fee simple title by way of general warranty deed, subject to all restrictions, setback lines, roadways, easements and rights-of-way, if any, affecting the above described property.

THE PARTIES HERETO AGREE that the Purchaser shall have the privilege of anticipating the payment of this indebtedness in whole or in part at any regular payment date without penalty.

THIS CONTRACT shall be binding on the parties hereto, their heirs and assigns; provided, however, that Seller shall not be required to

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