

2.22 acres as is more particularly described on said plat. This being the same piece, parcel or lot of land conveyed unto Walter Lee Davis by deed of Clovis C. Ross, dated October 16, 1975, of record in the Office of the Auditor for Greenville County, South Carolina, in Deed Book 1026, at Page 622.

And the said parties of the second part hereby covenants and agrees to pay the said parties of the first part the sum of Twenty-Five Thousand and No/100 (\$25,000.00) Dollars in the manner following: Ten Thousand and No/100 (\$10,000.00) Dollars cash, and the balance to be paid as follows: Interest at the rate of ten (10%) per cent per annum, due and payable on the principal sum of Fifteen Thousand and No/100 (\$15,000.00) Dollars and in monthly installments of One Hundred, Twenty-five and No/100 (\$125.00) Dollars, beginning September 1, 1982, and continuing thereafter on the first day of each and every calendar month, last payment of same being January 1, 1983. Upon January 1, 1983, the parties of the second part shall pay unto the parties of the first part the sum of Seven Thousand and No/100 (\$7,000.00) Dollars cash to be applied towards principal. The remaining balance of Eight Thousand and No/100 (\$8,000.00) Dollars, with interest thereon at the rate of ten (10%) per cent per annum, to be repaid in Ninety-six (96) equal installments in the sum of One Hundred, Twenty-one and 40/100 (\$121.40) Dollars each, beginning February 1, 1983, and a like installment being due and payable on the first day of each and every calendar month thereafter until paid in full, and to pay all taxes, assessments or impositions that may be legally levied or imposed upon the land subsequent to August 4, 1982, and in case of failure of said Gerald J. French and Joyce M. French, parties of the second to make either of the payments or any part thereof, or to perform any of the covenants on their part, hereby made and entered into, this contract shall, at the options of the parties of the first part, be terminated, and payments made by the parties of the second part shall be taken to be in payment of rents for said premises and for damages sustained by the parties of the first part; and such payments shall be retained by the said parties of the first part in full satisfaction and in liquidation of all damages by them sustained, and for the rental value of said premises, and the said parties of the first part shall have the right to re-enter and take possession of the premises aforesaid without being liable to any action therefor, or they may retain the amount paid and also require specific performance of this contract.

W & D
 G. J. F.
 J. M. F.
 M. L. G.

G. J. F.
 J. M. F.

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