

FEB 6 12 15 PM '83

VOL 1182 PAGE 278

The State of South Carolina
COUNTY OF GREENVILLE

DONN... CAMPBELL
RMC

BUYER'S MAILING ADDRESS:
102 Otis Street
Greenville, S.C. 29605

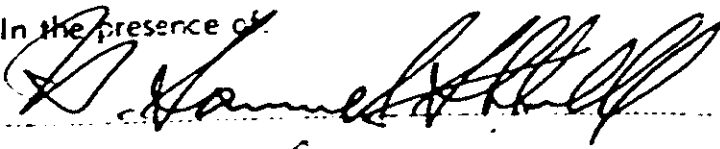
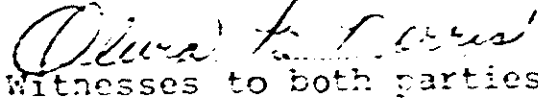
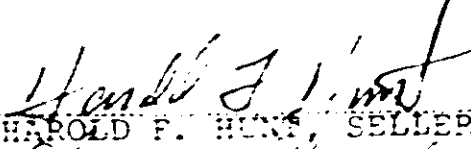
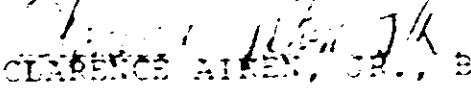
KNOW ALL MEN BY THESE PRESENTS: That Harold F. Hunt ("Seller")
has
agreed to sell to
Clarence Aiken, Jr. ("Buyer") a certain lot or tract
of land in the County of Greenville, State of South Carolina, with the buildings and improve-
ments thereon, being known and designated as Lot No. 188 of a subdivision
of the Village of Mills Mill as shown on plat thereof recorded in the RMC
Office for Greenville County, S.C., in Plat Book GG at Pages 60 and 61;
being the same property conveyed to Seller by deed of the Secretary of
Housing and Urban Development dated August 12, 1977, and recorded Septem-
ber 7, 1977, in Deed Book 1064 at Page 304, RMC Office for Greenville
County, S.C.

1-4 (235) 106-3-3 (note)

and execute and deliver a good and sufficient warranty deed therefor on condition that Buyer shall
pay the sum of Fourteen Thousand (\$14,000.00) Dollars in the following manner:
\$500.00 on January 7, 1983; \$500.00 on February 1, 1983; and \$500.00 on
March 1, 1983; the balance of \$12,500.00 shall be paid in 60 consecutive
monthly installments of \$217.50 each, commencing April 1, 1983, and shall
include both principal and interest, to be applied first to interest and
the balance to principal;
until the full purchase price is paid, with interest on same from date at 18% per cent, per annum
until paid to be computed and paid ^{monthly} ~~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 Buyer's note of even date herewith. The purchaser agrees to pay all taxes, ^{and insurance} while this
contract is in force.

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 Buyer 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 ~~per year~~ for rent, or
by way of liquidated damages, or may enforce payment of said note.

In witness whereof, we have hereunto set our hands and seals, this 3rd day of
February, A.D., 19 83.

In the presence of


Witnesses to both parties

HAROLD F. HUNT, SELLER (Seal)

CLARENCE AIKEN, JR., BUYER (Seal)

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