

FILED  
GREENVILLE

OCT 21 12 29 PM '83

STATE OF SOUTH CAROLINA)  
COUNTY OF GREENVILLE)

W. RILEY JONES

AGREEMENT FOR SALE AND BOND FOR TITLE

This Agreement made this 26<sup>th</sup> day of February, 1983 by and between Marion R. Cook, Sr. and Marion R. Cook, Jr., hereinafter called Sellers, and W. Riley Jones, hereinafter called Buyer,

W I T N E S S E T H

1) That for and in consideration of One (\$1.00) Dollar and the mutual covenants hereinafter mentioned, the Sellers do hereby agree to sell and the Buyer does hereby agree to buy the following described property upon the terms and conditions hereinafter set forth.

2) That if the Buyer shall first make the payments and perform the covenants hereinafter mentioned on his part to be performed, the Sellers hereby covenant and agree to convey to the Buyer all right, title and interest of the Sellers, with all rights of dower renounced, by deed conveying fee simple title, free of all liens or encumbrances, except as hereinafter provided, the following described property to-wit:

ALL that piece, parcel or lot of land situate, lying and being at the southwestern corner of the intersection of White Horse Road and Mayflower Avenue, near the City of Greenville, in the County of Greenville, State of South Carolina, and being known and designated as Lot Nos. 1 and 2 of the subdivision known as Pecan Terrace, a plat of which is recorded in the R.M.C. Office for Greenville County in Plat Book "GG" at page 9, said lots having such metes and bounds as shown thereon.

This property is conveyed subject to all easements and rights of way of record, if any.

This is the identical lot conveyed to Marion R. Cook, Sr. and Marion R. Cook, Jr. by deed of Hope Kapetanakos, recorded October 5, 1972, in the Office of the R.M.C. Office for Greenville County in Deed Book 957, at Page 162.

Said property to be conveyed subject to any and all protective covenants, conditions, restrictions, rights of ways, easements or privileges set forth or referred to herein, or of public record, or any of the same shown, noted; or referred to on any recorded plat mentioned in any deed in the recorded chain of title or on any plat referred to herein or actually existing upon said property.

3) The Buyer covenants and agrees to pay to the Sellers the sum of Sixteen Thousand Four Hundred Sixty-Six and 52/100 (\$16,466.52) Dollars with interest thereon from March 1, 1983 at the rate of Eight and Three-Fourth (8-3/4%) per cent, for said property, in equal consecutive monthly installments of One Hundred Forty-Five and 61/100 (\$145.61) Dollars per month beginning on the 1st day of April, 1983 and a like amount on the 1st day of each calendar

*Handwritten signatures:*  
M.R.C. Sr.  
M.R.C. Jr.  
W.R.J.

RECORDED  
1983 FEB 21 10 00 AM  
GREENVILLE COUNTY

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