

The State of South Carolina  
COUNTY OF GREENVILLE

RECORDED  
R.M.C.

BUYER'S MAILING ADDRESS:  
305 Gallivan Street  
Greenville, SC 29609

KNOW ALL MEN BY THESE PRESENTS: HEYWARD R. McCONNELL ("Seller"), 15 North Irvine Street, Greenville, SC 29601, have agreed to sell to David R. Stone ("Buyer") a certain lot or tract

of land in the County of Greenville, State of South Carolina, described as follows: ALL that certain piece, parcel or lot of land situate, lying and being in the State of South Carolina, County of Greenville, within the corporate limits of the City of Greenville, and being known and designated as Lot No. 35 of a subdivision known as West End Land and Improvement Company according to a plat thereof recorded in the RMC Office for Greenville County in Plat Book A at Page 153, and having, according to said plat, the following metes and bounds, to-wit: BEGINNING at a iron pin on the northeastern side of Chicora Street, joint front corner of Lots 34 and 35, which point is 444 feet from the intersection of Chicora Street and McKay Street, and running thence along the joint line of Lots 34 and 35, N. 79 E. 150 feet to an iron pin at the rear corner of Lot 55; thence with the rear line of Lot 55, N. 11 W. 50 feet to an iron pin, joint rear corner of Lots 35 and 36; thence with the joint line of said lots, S. 79 W. 150 feet to an iron pin on the northeastern side of Chicora Street; thence with said street, S. 11 E. 50 feet to the beginning corner.

26(500) 94-3-14 (087e)

and execute and deliver a good and sufficient warranty deed therefor on condition that Buyer shall pay the sum of Two Thousand Five Hundred (\$2,500.00) Dollars in the following manner \$500.00 cash herewith and the balance of \$2,000.00 to be paid in sixty (60) monthly payments of \$43.49 each, commencing January 15, 1984, and thereafter on the 15th day of each succeeding month until paid in full; payments to be applied first to interest and balance to principal until the full purchase price is paid, with interest on same from date at 11% per cent, per annum until paid to be computed and paid 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 proceedings of any kind, then in addition the sum of a reasonable sum XXXX for attorney's fees, as is shown by Buyer's note of even date herewith. The purchaser agrees to pay all taxes 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 David R. Stone 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. XXXX 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 16th day of December A. D., 1983

In the presence of:  
James M. Sigfield, Jr. (Seal)  
Ross B. McCarroll (Seal)  
Witnesses as to both parties  
Heyward R. McConnell, SELLER (Seal)  
David R. Stone, BUYER (Seal)

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