

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

BOND FOR TITLE

This contract made and entered into by and between SUNBELT PROPERTIES, INC.

Handwritten: 11/23 AM '84
DONNIE
R. WAGGONER

hereinafter referred to as the seller(s) and ZELMA L. WAGGONER TRUSTEE, FOR
KEITH R. WAGGONER hereinafter referred to as the Purchaser(s).

WITNESSETH

That in and for the consideration hereinafter expressed, the Seller agrees hereby to sell and convey to the Purchaser and the Purchaser hereby agrees to purchase that parcel of land situate in the County of GREENVILLE, State of South Carolina, located at #98, JAMESTOWNE II TAYLORS, S.C.

IN CONSIDERATION for said premises, the purchaser agrees to pay to the Seller a total of \$56,925.00 Dollars for said lot(s) as follows: NINETEEN THOUSAND NINE HUNDRED TWENTY FIVE DOLLARS (19,925.00) PAID HERewith AND BALANCE OF THIRTY SEVEN THOUSAND DOLLARS (\$37,000.00) TO BE PAID IN 180 EQUAL MONTHLY PAYMENTS AMORTIZED WITH INTEREST AT 12 1/2% ANNUALLY OF \$456.03 EACH DUE AND PAYABLE ON THE 1st DAY OF EACH MONTH BEGINNING APRIL 1, 1984 AND CONTINUING UNTIL PAID IN FULL. INTERIUM INTEREST OF \$164.71

STAMP TAX 22.90

IT IS UNDERSTOOD AND AGREED, that the Purchaser will pay all taxes upon said lot(s) from and after the date of this contract and will insure all building improvements against loss for the price herein.

In the event any monthly installment is in arrears and unpaid for a period of 30 days, this contract shall, at the option of the Seller, thereupon terminate and any and all payments made by the purchaser prior thereto shall be forfeited by the Purchaser to the Seller as rent for the use of said premises and as liquidated damages for the breach of this contract.

Upon the payment of the purchase price above set forth, the Seller does hereby agree to execute and deliver to said Purchaser a good, fee simple general warranty deed to said property with dower renounced thereon.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 15th day of February, 1984.

In the presence of:
Arnold E. Mullinax
Jane P. Hopkins

(Seller) By: Donald F. Waggoner (SEAL)
Donald F. Waggoner President (SEAL)
(Seller) _____ (SEAL)
(Seller's Wife) _____ (SEAL)
(Purchaser) _____ (SEAL)
(Purchaser) _____ (SEAL)

Handwritten: 11(276) 538.20-1-37 (note)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Personally appeared before me ARNOLD E. MULLINAX and made oath that he saw the within named SUNBELT PROPERTIES, INC.

BY: DONALD F. WAGGONER
sign, seal and as HIS act and deed deliver the within written Bond for Title, and that he, with JANIE P. HOPKINS witnessed the execution thereof.

Sworn to before me this
15th day of FEBRUARY, 1984
Jane P. Hopkins (SEAL)
Notary Public for South Carolina

RECORDED FEB 21 1984 at 11:23 A.M.

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4328-11-2