

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE) DEED LOT 140 CLIFF RIDGE COLONY
BOND FOR TITLE

THIS AGREEMENT entered into at Greenville, S. C. this the
27th day of March, 1984 by and between College
Properties, Inc., hereinafter referred to as "Seller" and
W. R. FAIRBANKS, hereinafter
referred to as "Buyer",

W I T N E S S E T H:

1. That for and in consideration of the sum of \$ 25,000.00
to be paid as hereinafter provided, the Seller agrees to sell and
the Buyer agrees to purchase the following described property:

ALL that piece, parcel or lot of land situate, lying and
being in the State of South Carolina, County of Greenville being
known and designated as Lot No. 140 of a subdivision known as
Cliff Ridge Colony, Phase I, Sheet I as shown on plat being
recorded in the RMC Office for Greenville County in Plat Book 9-F
at Page 52 and having such metes and bounds as appears thereon.
Said property is a portion of the same conveyed to the Seller by
deed of Cognins Land Company dated January 15, 1982 and recorded
January 22, 1982 in the RMC Office for Greenville County in Deed
Volume 1161 at Page 339; subsequently conveyed by College Properties, Inc. *

2. The sales price of \$ 25,000.00 shall be paid
by the Buyer to the Seller in the following manner:

\$ 1,000.00 was paid at the execution of a Contract of
Sale between the parties (reference to which is hereby craved),
the receipt of which is hereby acknowledged by the Seller, the
sum of \$ 1,000.00 is paid by the Buyer to the Seller with
the signing of this Bond for Title, the receipt of which is
hereby acknowledged by the Seller, and the Buyer promises to pay
the Seller the balance of \$ 23,000.00 in the following
manner:

6-355-690.2-1-11

A. Buyer agrees to begin construction of a dwelling on
the above property on or before 45 days from date. At such
time as construction begins, Seller will deliver a deed to Buyer
and take back a purchase money note and mortgage for the balance
due which loan shall be subordinated to a first mortgage
construction loan which Buyer agrees to immediately secure.

to Fred A. Bettis and Ann H. Bettis by deed dated November 29, 1983 recorded in the
RMC Office for Greenville County in Deed Book 1201 at Page 438 and conveyed to
College Properties, Inc. by deed of Fred A. Bettis and Ann H. Bettis dated December 29, 1983
and recorded in the aforesaid RMC Office in Deed Book 1203 at Page 485.

1081K 11801

RECEIVED

12-29-83