

J. G. Sanderson

By W. B. Ellis, Jr.

WITNESS:

The Gem

L. E. GUY

E. M. Breazeall

Witness to signature to E.M. Breazeall

Personally appeared before me Luther E. Guy and J. G. Sanderson after being duly sworn, witnessed the signature of E.M. Breazeall and W. B. Ellis to the foregoing contract.

J. G. Sanderson

24-day of July 1916.

L. E. Guy

L. C. Ferguson

N. P. S. C.

Recorded July 24, 1916.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE.

This agreement made and entered into by and between Pates & Allen Company, hereinafter designated as party of the first part, and John W. Abercrombie, hereinafter designated as party of the second part:

WITNESSETH:

That the said party of the first part covenants and agrees to convey to the said party of the second part, his heirs and assigns, the following described real estate, to wit: All that certain piece, parcel or tract of land, situate in Austin Township, County and State aforesaid, and containing eleven (11) acres, more or less, adjoining lands of John W. Abercrombie, E.P. Taylor, I.F. Forrester and Eugene Ford, and being the same tract of land conveyed to the party of the first part by Judge John T. Bramlette, by deed dated December 11th, 1914; also all that piece, parcel and lot of land situate lying and being in Austin Township, County and State aforesaid, adjoining lands of E.P. Taylor, J.M. Abercrombie, and others, containing twenty (20) acres, more or less, and having the following metes and bounds:-Beginning on a stone thence N. 74-1/2 E 18.55 chains to a stone on E.P. Taylor's line; thence N. 80 W. 10.67 chains to a stone; thence S. 74 W. 18.05 chains to a stone; thence S. 81 E. 10.90 chains to the beginning corner, and being the same tract of land conveyed to me by J.M. Abercrombie and others by deed dated March, 1912, and recorded in R.M.C. Office for Greenville County in Deed Book Volume 19, page 29. The title to the tract being confirmed by order of Court; provided the said party of the second part pays unto the party of the first part, the sum of one Thousand Six Hundred and Ninety-One and Forty one-hundredths (\$1,691.40) Dollars, on or before October 1st, 1916, with interest thereon from date at the rate of eight per cent per annum, also all taxes also attorneys fees the said party of the second part is to receive the rents from said property for the year 1916, provided he complies fully with the time of this contract, otherwise, the rents are to belong to the party of the first part.

It is further understood and agreed that time is of the essence of this contract, and if the party of the second part fails to comply promptly with the terms of this contract at the time herein stated, this agreement shall at the option of the said party of the first, be forfeited and determined, and the said party of the first part shall be absolutely discharged, both at law and in equity from any and liability to make and execute such deed.

In witness whereof the parties hereto have set their hands and seals in duplicate, this 5th day of January, 1916.

IN THE PRESENCE OF:

M. Chisholm

Oscar Hodges

Pates & Allen Co. (L.S)
Party of the first part.

By C. O. Allen

John W. Abercrombie (L.S)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE.

PERSONALLY APPEARED before me M. Chisholm who on oath says that she saw the within named Pates & Allen Company and John W. Abercrombie, sign, seal and deliver the foregoing written instrument for the uses and purposes therein mentioned, and that she with Oscar Hodges witnessed the die execution thereof.

Sworn to and subscribed before me this 5th day of December, A.D. 1914.

Oscar Hodges (L.S)
Notary Public for S.C.

M. Chisholm.

Recorded July 24, 1916.