

State of South Carolina, }
COUNTY OF GREENVILLE

KNOW ALL MEN BY THESE PRESENTS: I, Mary Frances Cooper Tinsley

Bruce McMahon

have agreed to sell to

a certain lot or tract

of land in the County of Greenville, State of South Carolina, known and designated as Lot No. 26 of subdivision of Tract No. 1 of Overbrook Land Company according to a survey and plat made by R. E. Dalton, Engineer, in June, 1924; said plat being recorded in Plat Book "K" at Page 59 in the R.M.C. Office for Greenville County, said lot being more particularly described as follows: Having a frontage of 60 feet on the West side of Briarcliff Drive (formerly Park Street), and running back to a depth of 180 feet.

and execute and deliver a good and sufficient warranty deed therefor on condition that he shall

pay the sum of Six Hundred Fifty & No/100 (\$650.00) Dollars in the following manner \$150.00 upon the execution of this contract and the sum of \$100.00 on or before September 10, 1948, and a like payment of \$100.00 each 90 days thereafter, and the purchaser shall have the right to anticipate any or all of the balance due at any date and upon payment of said balance, he shall be entitled to the deed.

until the full purchase price is paid, with interest on same from date at 5% per cent. per annum until paid to be computed and paid ^{semi-}annually, 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 amount ~~dollars~~ for attorney's fees, as is shown by his note of even date herewith. The purchaser agrees to pay all taxes while this contract is of force.

It is agreed that time is of the essence of this contract, and if the said payments are not made when due ~~the seller~~ shall be discharged in law and equity from all liability to make said deed, and may treat said Bruce McMahon as tenant holding over after termination,

or contray to the terms of ~~this con-~~ tract ~~lease~~, and shall be entitled to claim and recover, or retain if already paid ~~the sum of~~ such amount as may be paid ~~dollars~~ 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 hand and seal this 3rd day of June A. D. 194 8.

In the presence of

Mrs. Grady Brown }
John A. Tinsley } → Mary Frances Cooper Tinsley (SEAL)
Robert T. Rhumore } Bruce McMahon (SEAL)
John A. Tinsley