

THE STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) C O N T R A C T

WHEREAS, Homer Styles is the owner of a lot on McAlister Street, Travelers Rest, S. C., said lot being 100 x 250 feet and having been purchased by him from Ray McAlister, and

WHEREAS, said Homer Styles has entered into an agreement with Roy Waters whereby said Roy Waters is to construct a house on said lot and upon completion thereof is to purchase same from Homer Styles. Now, therefore, in consideration of the premises herein set out, it is

AGREED: That the said Homer Styles shall purchase all of the necessary materials to construct said house, not to exceed the sum of \$2,000.00, and the said Roy Waters is to furnish, or pay for, all necessary labor in the construction of said house; when said house is completed, the said Homer Styles agrees to sell, and the said Roy Waters agrees to purchase said house and lot, the price of said lot to be the sum of \$400.00, and said Roy Waters agrees to pay said Homer Styles for the cost of all materials purchased for the construction of said house, plus an additional sum of \$500.00, making a total of \$900.00 to be paid to Homer Styles by Roy Waters over and above the cost of said materials. When said house is completed, said Homer Styles does hereby agree to execute a fee simple, general warranty deed to Roy Waters for said premises, and said Roy Waters is to execute a first mortgage on said premises to Homer Styles for the total amount due as herein set out, the total amount of said mortgage to be paid at the rate of \$30.00 per month, with interest at 6 percent per annum, to be computed and paid semi-annually.

In the event said Roy Waters fails or refuses to comply with this contract at any time, it is agreed that any labor furnished, or paid for, by him at said time shall be forfeited to said Homer Styles as liquidated damages, and this contract shall become null