

REC'D 3 31 PM 1964

STATE OF SOUTH CAROLINA

BOND FOR TITLE

COUNTY OF GREENVILLE

This contract made and entered into by and between Earle M. Lineberger & Eugene M. Paul, Jr.

hereinafter referred to as the Seller(s) and Robert Rice

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, Lot No. 3, of Franklin Hills Subdivision, Section 2, which lot is shown on plat recorded in the R.M.C. Office for Greenville County in Plat Book EEE, Page 85, to which reference is hereby made for a more particular description.

IN CONSIDERATION for said premises, the purchaser agrees to pay to the Seller a total of

\$8,814.59

Dollars for said lot(s) as follows: \$800.00 has been paid as downpayment and is hereby received and acknowledged; \$314.59 being the amount of closing costs incurred by the sellers to be reimbursed by the purchasers is payable one year from date, with interest from date at the rate of 6% per annum, to be computed and paid on demand, the balance of \$7,700.00 shall be paid by the purchaser by assumption of the mortgage given to Ft Inn Federal, dated July 8, 1964, recorded in the R.M.C. Office for Greenville County in Mortgage Book 964, at page 200. Payments on said (over)

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 60 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 29th day of July, 1964.

In the presence of:

Handwritten signatures of witnesses: Thomas G. Shahl, Robert Rice

(Seller) Earle M. Lineberger (SEAL)
(Seller) Eugene M. Paul (SEAL)
(Seller)'s Wife, Doreas G. Lineberger (SEAL)
(Seller's Wife) Jay W. Paul (SEAL)
(Purchaser) Robert Rice (SEAL)
(Purchaser) (SEAL)

STATE OF SOUTH CAROLINA

COUNTY OF GREENVILLE

Personally appeared before me Norma S. Grahl and made

cath that she saw the within named Earle M. Lineberger, Eugene M. Paul, Jr., and Robert Rice,

sign, seal and as their act and deed deliver the within written Bond for Title, and that she, with C. Thomas Cofield, III witnessed the execution thereof.

Sworn to before me this

29th day of July, 1964

Notary Public for South Carolina (SEAL)

Handwritten signature of Notary Public: Norma S. Grahl

(Continued on next page)

9792-D