

YOUNTS, GROSS, GARY & SMITH  
NOV 27 3 02 PM '79  
DONN E. JAMESLEY  
S.C.

BOOK 1116 PAGE 432

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE ) BOND FOR TITLE

This contract made and entered into by and between L. Alfred Vaughn hereinafter referred to as the Seller(s) and F. Daniel Garrett hereinafter referred to as the Purchaser(s).

W I T N E S S E T H

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,

106 Bell Drive  
Simpsonville, South Carolina 29681  
(Lot 15 and part of 16, Howard Circle, Howard  
Subdivision) 318/1/24

IN CONSIDERATION for said premises, the Purchaser agrees to pay the Seller a total of Thirty Eight Thousand Seven Hundred Fifty Dollars for said property as follows: Two and 62/100--- (\$38,752.62)  
See attached

IT IS UNDERSTOOD AND AGREED, that the Purchaser will pay all taxes upon said property from and after the date of this contact and will insure all building improvements against loss for the price herein. Purchaser to furnish Seller with a copy of insurance policy.

In the event any due installment is in arrears and unpaid for 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. Any title defects or encumbrances to be cleared at the expense of the Seller. In the event of any litigation, the violating party at fault shall be responsible for the other party's costs incurred in obtaining enforcement. This contract is binding upon the undersigned and their respective heirs, executors, administrators and assigns.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 1st day of November, 19 79.

IN THE PRESENCE OF:  
Dana Jean Hare (SEAL)  
Clara J. Phillips (SEAL)  
L. Alfred Vaughn (SEAL)  
Seller L. ALFRED VAUGHN  
F. Daniel Garrett (SEAL)  
Purchaser F. DANIEL GARRETT  
Purchaser

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE ) PROBATE

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named Seller(s) and Purchaser(s) sign, seal and their act and deed deliver the within Bond for Title and that (s)he, with the other witness subscribed above, witnessed the execution thereof.

Dana Jean Hare  
SWORN to before me this 1st  
day of November, 1979 (CONTINUED ON NEXT PAGE)  
My Commission Expires: 8/31/86  
Clara J. Phillips

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