

State of South Carolina }
County of Greenville }

This contract made this 30th day of January 1928 between L. A. Mills, hereinafter known as the Seller, and W. L. Thompson hereinafter known as the Buyer.

Witnesseth:

1- That in consideration of the terms, conditions and the money paid and to be paid, as hereinafter stated, the said Seller doth hereby agree to sell and by general warranty deed convey unto said Buyer, for the price and under the conditions herein after set forth, the following property, to wit:

Lot No. 6 of the L. A. Mills property, situate in City of Greenville, State aforesaid, as shown by a map thereof, recorded in the office of R. M. C. for said County and State in Plat Book H at page 117 reference to which is here made as a part of this description.

2- The said Buyer agrees to pay the sum of five hundred (\$500.00) Dollars for the said property, as follows: seventy five Dollars thereof cash on delivery of this contract, receipt of which is hereby acknowledged, and the balance thereof in monthly payments of ten dollars each on the first day of the month, beginning with the month of March 1928, with interest from date at the rate of seven per cent per annum until the whole amount thereof shall have been paid, and upon payment thereof a conveyance of said property is to be made to the Buyer.

3- It is covenanted and agreed that if the said Buyer shall make default in the payment of any of the said monthly installments of said purchase price, then this contract may at the option of the Seller become void and both parties hereto, if by him declared void, shall be released herefrom, and all payments which shall have been made hereunder shall be retained by the said Seller as consideration for the release of the said Buyer herefrom and

as liquidated damages, and he may sell and convey the same to any other person free from claim of Buyer, his heirs, Executors, or Administrators or assigns. The failure of said Seller to exercise the option, aforesaid, at any time of any default, shall not operate to bar or abridge his right to exercise such option upon any subsequent default on the Buyer. It is agreed that a letter mailed to the Buyer at Greenville, S. C. shall be sufficient notice of the exercise of such option by the Seller.

4- It is further agreed that said Buyer shall have the right to pay the balance of the said installments at any time before maturity.

5- The Buyer agrees to pay all taxes and special assessments upon said property during the life of this contract.

In witness whereof we do hereunto set our hands and seals, in duplicate, this 30th day of January 1928.

Signed, Sealed and Delivered in the presence of:
L. A. Mills (Seal) Seller
M. H. Smith
Mrs. A. D. Burdette W. L. Thompson (Buyer)

State of South Carolina }
County of Greenville }
Personally comes before me M. H. Smith, who on oath says that he saw the within named L. A. Mills and W. L. Thompson sign, seal and as their act and deed deliver the within written Agreement, and that he with Mrs. A. D. Burdette witnessed the execution thereof sworn to before me this 30th day of January 1928.
Herbert P. Bailey (Seal)
Notary Public for S. C.

Recorded: Feb. 16th at 10:00 A. M., 1928
S. C. Stamps 20 cents

Vertical text in left margin: This contract was made on the 30th day of January 1928 between L. A. Mills and W. L. Thompson. The property described is Lot No. 6 of the L. A. Mills property in the City of Greenville, South Carolina. The purchase price is five hundred dollars, with seventy-five dollars paid in cash and the balance in monthly installments of ten dollars each, beginning in March 1928. Interest is at the rate of seven percent per annum. The contract is void if the buyer defaults on any installment. The seller retains all payments made if the contract is voided. Witnessed by M. H. Smith, Notary Public for S. C., on the 30th day of January 1928.