

TITLE TO REAL ESTATE

S. C. STAMPS 36¢

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

BOND FOR TITLE

WHEREAS, Elizabeth S. Patrick, B. C. Patrick, R. R. Patrick and P. D. Patrick, hereinafter referred to as the sellers and B. F. Addis, hereinafter referred to as the purchaser.

WITNESSETH:

That in and for the consideration hereinafter expressed the sellers covenant and agree to sell and convey to the purchaser that certain house and lot situate in the County of Greenville, State of South Carolina, in Greenville Township, known as lot #67 on a plat of the subdivision known as City View, recorded in R. M. C. Office for Greenville County in Plat Book "A" at page 460, and having a frontage on Henderson St. of 50 ft. with a depth of 150 ft.

In consideration for said premises the purchaser agrees to pay to the sellers the sum of \$1,000.00 payable as follows: \$150.00 in cash upon execution of this contract, the receipt whereof is hereby acknowledged, and the balance of \$850.00 in the following manner: \$15.00 on the 12th day of September, 1939 and \$15.00 on the 12th day of each and every consecutive month thereafter until the sum of \$350.00 on the principal and all accrued interest has been paid on said principal, at which time the sellers will execute and deliver to the purchaser a fee simple general warranty deed to said premises, free and clear of all encumbrances and accept in payment of the balance of \$500.00 of the principal a note for said sum of \$500.00, payable in like manner as hereinabove stipulated, secured by a first mortgage upon said premises, The purchaser to pay interest on the unpaid principal at the rate of 6%, to be computed and paid monthly. Said monthly payments of \$15.00 to be first applied toward the payment of accrued interest and the balance toward the reduction of the principal.

It is understood and agreed that the taxes for the year 1939 and the fire insurance premium for said year shall be pro rated as of the date of the execution of this contract, but all taxes and insurance premiums subsequent to the year 1939 shall be paid by the purchaser.

It is understood and agreed that the purchaser shall at all times keep the house situate upon said premises insured in a reliable fire insurance company to the extent of \$750.00 and shall keep the premium paid thereon.

It is understood and agreed that in the event the monthly payments stipulated herein shall be in arrears and unpaid for a period of thirty days, this contract shall become null and void at the option of the sellers and any payments made on said contract shall be forfeited and considered as rent for said premises.

IN WITNESS WHEREOF, We have hereunto set our hands and seals this 4th day of August, 1939.

IN THE PRESENCE OF:

O. O. Jackson
Blanche Jaeger PatrickC. L. Gullick
J. R. Cheatham

P. D. Patrick	(L.S.)
Elizabeth S. Patrick	(L.S.)
R. R. Patrick	(L.S.)
B. C. Patrick	(L.S.)
Sellers	
B. F. Addis	(L.S.)
Purchaser	

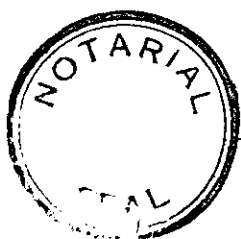
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Personally appeared before me J. R. Cheatham who being duly sworn says that he saw Elizabeth S. Patrick, B. C. Patrick, R. R. Patrick and B. F. Addis, sign, seal and as their act and deed deliver the foregoing written instrument and that he with C. L. Gullick witnessed the execution thereof.

Sworn to before me this
4 day of August, 1939.

C. L. Gullick (LS.)

N. P. FOR S. C.



J. R. Cheatham

My Commission expires at the will of the governor.

Over