

Case No. 5

UNITED STATES DEPARTMENT OF AGRICULTURE

Farm Security Administration

OPTION FOR PURCHASE OF FARM WITH FUNDS LOANED BY THE UNITED STATES OF AMERICA (LUMP SUM)
(VENDOR TO FURNISH TITLE INSURANCE)

1. In consideration of the sum of One Dollar (\$) in hand paid and other valuable considerations, the receipt and sufficiency of which are hereby acknowledged, the undersigned (hereinafter called the "Seller"), who covenants that he is the owner thereof, hereby, for himself and his heirs, executors, administrators, successors, and assigns, offers and agrees to sell and convey to.....

I. A. Brockman

or such other person as may be designated in his stead by the Regional Director of the Farm Security Administration of the United States Department of Agriculture for the region in which the land hereinafter described is located (hereinafter called the "Buyer"), and hereby grants to the said Buyer the exclusive and irrevocable option and right to purchase, under the conditions hereinafter provided, the following-described lands, located in the county of Greenville, State of S. C.

(Here insert full and complete legal description)

All that certain piece, parcel or tract of land in the County of Greenville, State of South Carolina, in Butler Township, containing 123 acres, more or less, and having the following metes and bounds, according to a plat of property of J. A. Bull made by H. S. Brockman April 1-3, 1941, and having been divided according to lines made by W. P. Morrow, May 12, 1941.

Beginning at a stone on the south side of old Batesville Road corner of property of the Willie Greer Estate and running thence with said Estate line S. 6-55 E. 2299.4 feet to a stake; thence still with said Estate line S. 35-30 W. 234 feet crossing a road to a stake; thence still with said Estate line S. 8-13 W. 867 feet to a stone; thence still with said Estate line S. 34-00 E. 1094.4 feet to a stake, corner of property of E. Z. Hudson; thence with said Hudson line N. 74-35 E. 254.8 feet to an iron pin; thence still with said Hudson line S. 10-25 E. 500 feet to a point in the center of a road; thence with the center of said road as the line the following courses and distances: N. 40-00 E. 555 feet; N. 46-30 E. 300 feet; N. 53-45 E. 400 feet to a point, corner of property to be conveyed by J. A. Bull to Larthum Durham; thence leaving said road and with the Durham line N. -00-30 E. 1750 feet to a stake, corner of property of the Estate of Willie Greer; thence with said Greer Estate N. 47-09 W. 921.7 feet to a stone; thence still with said Greer Estate N. 32-28 W. 1182.3 feet to a stake; thence still with said Greer Estate N. 20-15 W. 689 feet to a stone in the south side of the old Batesville Road; thence with the south side of said Road S. 54-51 W. 358 feet to the beginning corner.

J.A.B.

including all improvements and together with all rights, easements, and appurtenances thereunto belonging, and together with all water rights and water stock appertaining thereto, described as follows:

The title to said land is to be conveyed free and clear except for the following reservations, exceptions, and leases, and no others:

(Here insert a full statement of all reservations, exceptions, and leases, including, in the case of leases, the date of the termination of the lease)