

OCT 25 10 32 AM 1957

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STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) PART 1 PARTY WALL AGREEMENT

This Agreement made this 12th day of October, 1957, by and between G. R. Richardson, of the Town of Simpsonville, County of Greenville, State of South Carolina, party of the first part, and A. F. Corley, of the Town, County and State aforesaid, party of the second part:

WITNESSETH

That whereas, the party of the first part is the owner of a lot of land situate, lying and being on the Northwest side of Trade Street, in the Town of Simpsonville, County of Greenville, State of South Carolina, and the party of the second part is the owner of the lot adjoining the same on the southwest side thereof, on which last-mentioned lot the said party of the second part desires to erect a masonry building with an eight inch thick easterly wall, and,

Whereas, the westerly eight inch thick wall of the building now standing on said lot of the said party of the first part stands parallel to and abuts thereto the lot of the said party of the second part, which common boundary begins at the joint corner of said lots on the Northwest side of Trade Street, said line is N. 13 1/2 W. 110 feet; and,

NOW, THEREFORE, the said party of the first part, in consideration of the sum of one dollar and other valuable considerations, and the mutual promises herein made on the part of the said party of the second part to him in hand paid, the receipt whereof is hereby acknowledged, doth for himself, his heirs, executors and assigns covenant, grant, promise and agree to and with the said party of the second part, his heirs, executors, administrators and assigns, shall be entitled to erect a building contiguous to the said wall, doing as little damage as may be to the said wall in the course of building, and at his own expense making good all damage and restoring the said wall to a proper condition as a party wall at the time of completion of the building of the said party of the second part.

As and from the time of the completion of the building operations hereinabove mentioned and the restoration of the said wall to a proper condition as a party wall the said wall shall be maintained and kept in repair at the joint expense of the parties hereto, and their respective heirs and assigns.

It is further agreed that, in case either party, or assigns, desire to build a building longer than the present wall herein described, the same shall be on a line with the present wall, and, if either party shall desire to build more than two stories high, the wall shall be on top and of and on the same line as the present wall or any extension thereof. It is distinctly

ROBERT B. KAY
Attorney
Fountain Inn, S. C.

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