

GREENVILLE CO. S. C.

JUN 19 4 03 PM 1964

OLLIE F. NORTH

The State of South Carolina }
COUNTY OF GREENVILLE }

KNOW ALL MEN BY THESE PRESENTS: I, R. L. Batson

_____ have agreed to sell to
Myrtle C. Pollard _____ a certain lot or tract

of land in the County of Greenville, State of South Carolina, with all improvements thereon in the City of Greenville, on the Southern side of Whitsett Street, being known and designated as ~~LOT NO. 3 in Block 3 of the subdivision known as Boyce Lawn Addition to Greenville, S. C. and according to survey by J. T. Lawrence, Jan. 22, 1908, having the following metes and bounds: BEGINNING at an iron pin on the Southern side of Whitsett Street, joint front corner of Lots Nos. 2 and 3 and running thence S. 15-00 E. 126 feet and 1 inch along line of Lot No. 2 to point, iron pin on a 10-foot alley; thence N. 76-45 E. 66.8 feet along said alley to point, iron pin, joint corner with Lot No. 4; thence N. 15-00 W. 126.1 feet along line of Lot 4 to point, iron pin, on Southern side of Whitsett Street; thence S. 76-45 W. 66.8 feet along Southern side of Whitsett Street to the point of beginning. Being the same property conveyed to R. L. Batson by deed of Sarah P. Fay, recorded in the RMC Office for Greenville County in Deed Book 581, page 418.~~

and execute and deliver a good and sufficient warranty deed therefor on condition that she shall pay the sum of ELVEN THOUSAND, FIVE HUNDRED & NO/100 Dollars in the following manner, \$100.00 per month for the first three months and then \$65.00 per month until one-half of the purchase price has been paid; at which time Seller will executed deed to purchaser and purchaser will execute a mortgage back for the balance due, plus interest

until the full purchase price is paid, with interest on same from date at 6% per cent, per annum until paid to be computed and paid annually, and if unpaid to bear interest until paid at same rate as principal, and in case said sum or any part thereof be collected by an attorney. or through legal proceedings of any kind, then in addition the sum of a reasonable amount dollars for attorney's fees, as is shown by her note of even date herewith. The purchaser agrees to pay all taxes while this contract is in force.

It is agreed that time is of the essence of this contract, and if the said payments are not made when due SELLER shall be discharged in law and equity from all liability to make said deed, and may treat said Myrtle C. Pollard as tenant holding over after termination, or contrary to the terms of her lease and shall be entitled to claim and recover, or retain if already paid the sum of all monies paid in ~~to her~~ per year for rent, or by way of liquidated damages, or may enforce payment of said note.

In witness whereof, I have hereunto set my hand and seal this 10 day of JUNE A. D., 19 64

In the presence of:

Julius E. Jones _____ R. L. Batson (Seal)
Bernadine Steleh _____ (Seal)

(Continued on next page)