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BOOK 800 PAGE 609

STATE OF SOUTH CAROLINA )  
                                  ) OLLIE FARNBROUGH  
                                  ) R.M.C.  
COUNTY OF GREENVILLE ) BOND FOR TITLE

This Contract made and entered into this 16th day of June, 1965, by and between Larry G. Shaw, hereinafter referred to as the SELLER, and T. J. Watson, Jr. and Diane W. Watson of the County and State aforesaid, hereinafter referred to as the PURCHASER:

For and in consideration of the mutual covenants herein expressed and the further consideration of One Dollar (\$1.00) by the Purchasers to the Seller, paid receipt whereof is hereby acknowledged, the Seller agrees to sell and the Purchaser agrees to purchase that certain lot of land known as lot #63 Hampshire Drive, near the City of Greenville, in Homestead Acres, payable as follows: Said consideration shall be \$15,500.00 with \$1,000.00 paid on signing of contract, leaving a balance of \$14,500.00 to be handled by monthly payments of \$100.00, payments to begin July 1, 1965 and continue on the 1st of each and every month thereafter at 6% interest. All taxes and insurance to be paid by Purchaser, which shall become due from time to time.

After sufficient principal has been paid, this loan is to be placed with a lending institution, and the Seller agrees to pay the non-recurring closing costs incurred in closing said loan.

In the event the Purchaser fails to make any payment on or before the time stated in the paragraph above, this instrument shall thereupon terminate at the option of the Seller and any and all payments made by the Purchaser prior thereto shall be forfeited by the Purchaser to the Seller herein as rent for the use of said premises and as liquidated damages for the breach of this contract.

Upon the Purchaser paying the consideration hereinabove expressed, the Seller will execute and deliver to said Purchaser, his heirs and assigns, a good fee simple title by way of general warranty deed.

THIS CONTRACT shall be binding on the parties hereto, their heirs and assigns:

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