

that event, the Sellers shall have the right to declare this Bond for Title void and retain all amounts paid hereunder as liquidated damages with said amounts being termed as rent.

It is further mutually agreed that at the closing of this transaction after the full amount above described is duly paid, the Sellers will give a good and sufficient deed for the real estate. It is further agreed that the Purchaser will at all times pay all real estate taxes and any other assessments which may be levied on said property from the date of this instrument, and further, that the Purchaser will furnish a policy of fire and extended coverage insurance on said property in which the interest of the Sellers shall be fully shown, with a copy thereof to be furnished to the Sellers. In the event the Purchaser fails or refuses to pay any real estate taxes, assessments, insurance premiums then, in that event the Sellers will be allowed to pay same and add this amount to this contract. This contract may be paid in full at any time without penalty.

Signed, sealed and delivered this the 25th day of May, 1970.

*Robert C. Miller*  
Robert C. Miller, Seller

WITNESSES:

*Jan A. Chapman*

*Jewel L. Miller*  
Jewel L. Miller, Seller

*Christine J. Slaughter*

*M. A. Peedin*  
M. A. Peedin, Purchaser

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

PROBATE

PERSONALLY appeared the undersigned witness and made oath that he saw the within named Robert C. Miller, Jewel L. Miller and M. A. Peedin sign, seal and as their act and deed deliver the within Bond for Title and that he, with the other witness subscribed above, witnessed the execution thereof.

Law Offices  
Horton, Drawdy, Dillard,  
Marchbanks, Chapman  
and Brown, P. A.  
Greenville, S. C.

Sworn to before me this  
25th day of May, 1970.

*Christine J. Slaughter*  
Notary Public for South Carolina  
My Commission expires August 14, 1979

*Jan A. Chapman*