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GREENVILLE
DONALD W. WATERSLEY
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VOL 1179 PAGE 718

(#6423)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

C O N T R A C T

THIS CONTRACT entered into by and between WILLIAM RUSSELL of the State and County aforesaid, (hereinafter referred to as the "Seller"), and NORMAN E. WHISNANT and SARA L. WHISNANT of the State and County aforesaid, (hereinafter referred to as the "Purchasers")

W I T N E S S E T H :

WHEREAS, the Seller heretofore entered into a "Bond for Title" with Geraldine Russell Hall and Claude Earl Hall for the purchase of the property hereinafter described, which "Bond for Title" is recorded in Deed Book 1017, page 304 of the RMC Office for Greenville County, South Carolina.

NOW, THEREFORE, for and in consideration of the mutual covenants and the agreements herein contained, the Seller agrees to sell and the Purchasers agree to purchase from the Seller on the terms and conditions hereinafter set forth, the following described real estate:

ALL that certain piece, parcel or lot of land with the buildings and improvements thereon, lying and being in Bates Township, County of Greenville, containing 3.9 acres, more or less, and being the same property conveyed to W. A. Pace for life, remainder to Geraldine Russell by deed recorded in the RMC Office for Greenville County in Deed Book 536, page 445, being designated on the Block Book as 523.1-2-30.

8 (371) 523.1-2-30 (NOTE)

I. PURCHASE PRICE.

The purchase price is Seven Thousand Eight Hundred and No/100 (\$7,800.00) Dollars.

A. The sum of Three Hundred Fifty and No/100 (\$350.00) Dollars as a binder has this day been paid by the Purchasers to the Seller, the receipt of which is hereby acknowledged. Said binder of \$350.00 to be held by the Seller and shall be applied to the purchase price at the time of closing.

B. The balance of Seven Thousand Four Hundred Fifty and No/100 (\$7,450.00) Dollars to be paid in cash on the date the transaction is to be closed.

II. TITLE AND POSSESSION.

The Seller agrees to convey to Purchasers fee simple unencumbered marketable title to the property described above at the time of closing and to deliver a proper general warranty deed with all necessary stamps affixed thereto and all transfer taxes paid. Said title shall be free of all liens and encumbrances, restrictions and easements which might affect the market value of the

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