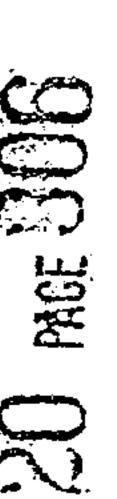
## (GENERAL CONTRACT)

## merican Title Insurance Ompany

Realty Title Division BIRMINGHAM, ALABAMA

Abbionea b	У		
Birmingham	Board	of	Realtors

JUNE 19, 1974	Birmingham, Alabama May 12 1977
The Undersigned Purchaser(s) Roman Casey	hereby agrees to purchase and
The Undersioned Seller's) Pelham Industrial	Park Inc., hereby agrees to sell
the following described real estate, improvements, shrubbery, planting Alabame, on the terms stated below:	gs, fixtures, and appurtenances, situated in Jeilerson County,
Address	
Legal Description: LotBlock	SectorSurvey
Legal Description & Survey by Coulter E	ngineer Company Dated May 12,1972
attached hereto and made a part hereof.	
The Purchase Price shall be \$ 88,000.00, payable as for	
Earnest Money, receipt of which is hereby acknowledged by the agent Cesh on closing this sale	
Purchaser to execute Purchase Money Mor balance of	tgage for
Total Purchase Price-	\$ 88,000.00
Other provisions of this Contract shown	n on reverse side hereof.
The taxes, insurance and accrued interest on the mortgages, is the date of delivery of the deed, and any existing advance escrow desufficient fire, extended coverage, and vandalism insurance on the deed delivered.  The sale shall be closed and the deed delivered on or before—a reasonable length of time within which to perfect title or cure defective of deed, if the property is then vacant; otherwise possession and Seller hereby authorizes—C.B. HOLLIMAN COMPANY pending the fulfillment of this contract.  In the event the Purchaser fails to carry out and perform the transferred as liquidated damages at the option of the Seller, provided earnest money so forfeited shall be divided equally between the Seller THE COMMISSION PAYABLE TO THE AGENT IN THIS SALE IS NEGOTIABLE BETWEEN THE SELLER AND THE AGENT, and Company & Gilpin Real Estate Company  amount of, 10%  for negotiate the series agrees to convey said property to the Purchaser by as hereinabove set out and Seller agrees that any encumbrances no sales proceeds.  Unless excepted herein, Seller warrants that he has not recepublic improvements, or requiring any repairs, replacements, elteration of the part	chast against loss in account of any defect of entermanders the shall be refunded. In the event both owner's and morgagee's title occuring the two policies will be divided equally between the selier eral and mining rights not owned by the undersigned Seller and also fany, are to be prorated between the Seller and the Purchaser as occosits shall be credited to the Seller. The Seller will keep in force a property, to protect all interests until this sale is closed and the property, to protect all interests until this sale is closed and the cities in the title to said property. Possession is to be given on delivered days after delivery of the deed. The obold earnest money in trust for the Seller that the Seller agrees to the cancellation of this contract, and said that the Seller agrees to the cancellation of this contract, and said are and his Agent.  NOT SET BY THE BIRMINGHAM BOARD OF REALTORS, BUT I in this contract, the seller agrees to pay C.B.HOLLIMAN as their agents, a sales commission in the ting this sale.  General warranty deed free of all encumbrances, except therein excepted or assumed may be cleared at time of closing from the cancellation from any governmental agency: of any pending one to said premises that have not been satisfactorily made.
tions, and covenants heretofore made, and any other agreement and all warranties herein made shall survive the delivery of the	e above deed.
Witness to Purchs Shelby Cnty Judge of Probate, AL	Purchaser (SEAL)
Witness to Seller's Signature	Purchaser  (SEAL  Seller  Seller  (SEAL  SEAL  SELLE  SELL
Delano Morres, Seat-Treas.	Seller FARE (SEAL SEAL (SEAL SEAL)
	Seller
	Seller (SEAL
	I CHECK as herein above set forth.





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The Terms of the said Purchase Money Mortgage shall be as follows:

On December 1,1978 and on each December 1st thereafter, Purchaser shall pay one years interest at the rate of 9% per Annum on the remaining Principal balance on the said Mortgage Debt until said debt is paid in full.

On June 1st,1979, Purchaser shall pay the sum of \$10,000.00 on said debt and on each June1st thereafter, a like sum until the said debt is paid in full except that the last payment on the Principal Balance shall be the sum of \$7,000.00.00

It is further understood and agreed that the Purchaser has said Property under Lease and that the said Lease expires May 30,1978.

Principal with accrued interest maybe paid at any time before maturity without penalty interest and in the event of pre-payment interest todate of payment only will be charged and collected.

SHIEF HAS SELECTION.

I CHARLES THE SELECTION.

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