K 2395

**IRWIN REALTY CO.**

TO **936 Gallatin Road** AGENTS

**Madison, Tenn.**

**REAL ESTATE SALES—CONSTRUCTION**

for Seller G. E. Irwin

~~I~~ make the following offer: ~~I~~ will give $ 195 payable as follows:

seller agrees to sell Mr. Hollingsworth $100 cash payment in this home on Wilson St. Thereby a balance of $400 to be financed through Loan Company.

for the following described property

Lot #65. Madison Heights subdivision Section #1 - located in Madison Tenn, Davidson County, Tenn.

Seller to furnish guaranty title showing good and clear title, with privilege of having same approved by our attorney. Taxes to be pro-rated from date of deed. Buyer will furnish own hazard insurance.

In case a loan is involved the buyer agrees to pay the loan expense.

We herewith deposit _____ Dollars ($_____) as evidence of good faith, same to be forfeited by us as liquidated damages if we fail to carry out our obligations accruing through this offer, if offer is accepted, but same to be returned to us if offer is rejected. If offer is accepted, deposit becomes part of cash payment. If forfeited deposit is first to be applied on expense of sale and commission, any balance to be given owners of property sold.

Seller agrees to pay current rate of commission { City property 5 per cent, up to $25,000.00; 3 per cent on balance. All other property 5 per cent straight. Exchanges and trades: commission computed on the value of each property separately.

Possession to be given _____

Trade to be closed as soon as perfect deed and title can be delivered within a reasonable period.

This 6th day of December 1937 Signed as F. Hollingsworth

Witness _____ Signed _____

The above proposition is accepted upon terms named, this _____ day of _____ 19__

Witness _____ Signed G. E. Irwin

Signed _____

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