

AGREEMENT OF PURCHASE

THIS AGREEMENT, made and entered into as of the 30th day of October, 1967,
by and between Mountain Investment, Inc., herein called "Owner" and M.C. and
Kula Elkins, herein called "Buyer".

W I T N E S S E T H:

THAT WHEREAS "Owner" has offered to sell to "Buyer" Lot No. 423 located
in its Wheelwright sub-division, Floyd County, Kentucky, and shown on map or plat in File 348,
Floyd County Court Clerk's Office and improvements thereon except as hereinafter set out for
the sum of \$ 4185⁰⁰, which is to be paid as follows:
\$ 585.00 Down payment the receipt of which is hereby acknowledged,
balance of \$ 3600⁰⁰ on date of closing, and upon delivery of deed of conveyance to
"Buyer" with covenant of General Warranty of Title, subject to reservations of all utilities,
lines, meters, connections, easements and right of ways and restrictive use of same, all coal,
oil, gas and minerals and easements as reserved by Island Creek Coal Company in deed of con-
veyance dated November 9, 1966, of record in Deed Book 191, Page 504, at Floyd County Court
Clerk's Office. Easements and rights of way granted Harold Telephone Company and Tel-Com,
Inc. for operation of telephone and t.v. cable system by written instruments dated June 15, 1967,
of record in Deed Book 193, at Page 271, 273, Floyd County Court Clerk's Office.

It is agreed that in event "Buyer" is unable to finance or pay the unpaid balance after
15 days from date hereof then the down payment herein shall be refunded in full less \$30
for survey plat used in filing application for loan, which plat has been paid for by "Owner" and
this writing is then void.

It is further agreed that at the time of closing and/or refund of down payment all rents
and utilities due "Owner" shall be fully paid.

The closing shall be at "Owner's" office in Prestonsburg, Kentucky.

IN WITNESS WHEREOF, "Owner" has caused this instrument to be executed by its duly
authorized officers and "Buyers" have duly executed same as of day and year first herein written.

MOUNTAIN INVESTMENT, INC.

By

J. Howard President

M.C. Elkins
"Buyer"

Attest:

Secretary

"Buyer"