

(Agreement)

The State of South Carolina,
Greenville County.

This Indenture made and concluded at Greenville, S.C., this 8th, day of January, nineteen hundred sixteen by and between Mary A. Sheppard, lessor party of the first part, and Samuel Goldstein lessee, party of the second part. W-I-T-N-E-S-S-E-T-H:

That the said Mary A. Sheppard, has granted and leases, and by these presents doth grant and lease unto the said Samuel Goldstein the store room on the first floor No. 119 East side of South Main Street formally occupied by the McGee-Sullivan Co.

To have and to hold the said premises unto the said Samuel Goldstein his successors and assigns for the full term of three (3) years, commencing on the 15th, day of April, nineteen hundred and seventeen, and ending on the 15th, day of April, nineteen hundred and twenty, yielding and paying at the rate of Nine hundred dollars (\$900.00) per annum, payable monthly, seventy-five dollars (\$75.00) per month. - Trap door must be kept so cellar is accesable for repairs to piping.

And the said lessee for the and in consideration of the above letten premises, doth covenant and agree to pay to the said lessor, above stipulated rent, of seventy-five (75) dollars per month, and further agrees to pay \$2.50 quarterly water rent.

The destruction of the premises by fire or by any other casualty shall terminate this agreement, and it is mutually agreed and understood that the lessee shall make no repairs at the expense of the lessor, and any alteration or improvements desired by the lessee shall be made at the expense of the lessee with the consent of the lessors Agent, and all such alterations or improvements shall be surrendered to the lessor on the removal. The lessee shall make good all breakage of glass and all other injuries done to the premises during their tennancy, excepting such as are produced by natural decay. And it is further stipulated and agreed by the parties, to these presents that if one monthrent shall be, at any time, in arrears and unpaid, the lessor shall have the right to annul and terminate this lease, if they so desire and it shall be lawful for her or her Agent to re-enter and forthwith re-possess all and singular the above granted and leased premises.

It is further agreed that the lessee is to make good all damage whatsoever to the plumbing, the lessee is to use the building exclusively for a Shoe Store and not for social purposes, and the customary business hours to be observed, by customary business hours, it is understood and made a part of this agreement that no business is to transacted on the Christian Sabbath.

It is further understood and agreed to by the parties of this agreement, that the lessee shall not sub-rent or release the above described premises without the written consent of the lessors Agent. It is further understood and agreed and is a part of the consideration at which this store room is rented that the lessee is to put in a New Front at his own expense said front plans to be approved by Ashley A. Butler, Agent.

In Witness whereof the parties do hereunto set their hands this the 8th, day of January 1916.

Signed, sealed and delivered in

the presence of:

Thomas W. Butler.

L. Szabo.

Mary A. Sheppard, (Seal)

By Ashley A. Butler, Agt. (Seal)

Sam Goldstein, (Seal)

(next page)

(Affidavit)

State of South Carolina,
Greenville County.

Personally appeared before me Thomas W. Butler and made oath that he saw the within named Mary A. Sheppard by Ashley A. Butler, Agt. & Sam Goldstein sign, seal and as their act and deed deliver the within written deed and that he with L. Szabo witnessed the due execution thereof.

Sworn to and subscribed before me this

the 8th, day of Jan. 1916.

Thomas W. Butler

R.L. McGee, (Seal)

Notary Public for S.C.

Recorded Feby. 27th, 1918.

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(Deed)

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The State of South Carolina,
County of Greenville.

Know all men by these presents that I, J.M. Crotwell in the State aforesaid, in consideration of the sum of One Hundred and ninety-eight dollars to me in hand paid at and before the sealing of these presents by J.M. Crotwell in the aforesaid - the receipt thereof is hereby acknowledged, have granted, bargained, sold, released and by these presents do grant, bargain, sell and release unto the said R.K. Kemp, All that or lot of land situate in the State and County aforesaid, containing forty-nine and one-half acres, more or less, nown as the Clevling land on the North Est. of the Old Buncomb Road, lot No.6 and has such bounded by lands of said Vaughan, Richard Carry, T.M. Kemp and others.

Together with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging in anywise incident or appertaining to have and to hold all and singular the said premises before mentioned unto the said R.K. Kemp, his heirs and assigns forever and I do hereby bind my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the R.K. Kemp, his heirs and assigns forever and do hereby bind my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said R.K. Kemp, his heirs and and assigns against me and my heirs and all others lawfully claiming or to claim the same or any part thereof.

Witness my hand and seal this sixteenth day of November in the year of our Lord one thousand eight hundred and eighty-seven and in the one hundred twentieth year of the siverignty of the United

States of America.
Signed, sealed and delivered
in the presene of:
Simeon Hughes,
Andw.J. Creighton.

J.M. Crotwell (L.S.)

State of South Carolina, County of Greenville.
Personally appeared before me Simeon Hughes and made oath that he saw the within named J.M. Crotwell sign, seal and as his act and deed deliver the within written deed, and that he with A.J. Creighton witnessed the execution thereof.
Sworn to before me this Feb. 8, 1918.
B.A. Bennett (L.S.)
Notary Public for S.C.

Simeon Hughes.

Recorded Feby. 28th, 1918.