

State of South Carolina,

Bond for Title.

County of Greenville.

This Indenture made by and between Allen J. Sullivan, party of the first part and N.P. Chapman, party of the second part, witnesseth: That the party of the first part for and in consideration of the sum of Forty-seven dollars and sixty-two cents (\$47.62) per acre, does hereby agree to convey to the said party of the second part all of that piece, parcel or tract of land containing sixty-five (65) acres, more or less as is to be shown by a resurvey of the Ed Holliday tract in Dunklin Township, County and State aforesaid, on the waters of Mountain Creek, being that portion of the Holliday Farm lying on the west side of said creek.

The said party of the second part does hereby agree to pay the purchase price in the following manner, to-wit: Fifty dollars (\$50.00) upon the signing of this agreement (the receipt whereof is hereby acknowledged), Four hundred fifty dollars (\$450.00) on the first day of December 1918. The remainder to be carried by the party of the first part for the period of seven years at 8% interest per annum and one-seventh of said remainder to be paid each year, provided nevertheless that if to the minds of the parties hereto, the party of the second part is never to make a payment of one-seventh of the amount in any year that said deferred payment may be carried at the option of the party of the first part.

It is further agreed that when the party of the second part shall have paid to the party of the first part, one-third or the entire purchase price, the party of the first part will then make a deed conveying the land in Fee to the party of the second part and take his note for the remainder said note to be secured by a first mortgage on the premises herein to be conveyed.

The parties hereto do hereby bind themselves, their heirs, executors and administrators.

In witness whereof, the parties hereto have set their hands and seals this first day of November A.D. 1918.

In the presence of:

J. Frank Eppes,

J.P. Charles.

Allen J. Sullivan,

N.P. Chapman.

State of South Carolina,

County of Greenville.

Personally appeared before me J. Frank Eppes, who being duly sworn, says that he saw the within names, Allen J. Sullivan and N.P. Chapman sign, seal and as their acts and deeds deliver the within written contract for sale and that he with J.P. Charles witnessed the execution thereof.

Subscribed and sworn to before me this

2nd, day of December A.D. 1918.

J. Frank Eppes

Oscar Hodges (Seal)

Notary Public for S.C.

Recorded December 2nd, 1918.

State of South Carolina,

Lease.

County of Greenville.

This lease made and declared at Greenville, S.C., this the second day of December 1918, between Manos Brothers, a corporation, parties of the first part, and George P. Manos and George Theodore Bobotes, parties of the second part, Witnesseth:

1. That the said party of the first part, hereinafter referred to as the "Lessor", has granted and leased, and by these presents doth grant and lease unto the parties of the second part, hereinafter referred to as the "Lessee", the store-room, situate, lying and being in the City of Greenville, S.C. on the north side of West Washington Street, and being known as 1118 and 1120, according to the street enumeration of said City, and the rooms above said store-room, and the yard in the rear of said building, which is known as the Manos Brothers Building, with all the appurtenances thereunto belonging.
2. This lease is to continue for a period of three years from September 9th, 1918 to September 9, 1921.
3. The lessee hereby agrees to pay as rental of the said building and premises, the sum of Two hundred (\$200.00) dollars per month, payable on the ninth day of each and every calendar month. Provided, that if Camp Sevier shall be abandoned, and shall not continue as a Camp, then from the time of said abandonment, the rental of said building and premises is to be one hundred and seventy-five (\$175.00) dollars per month.
4. It is understood and agreed that two months in arrears of rent, or the destruction of the premises by fire or other natural causes, shall terminate this lease, at the option of the lessor; in the event of the destruction of the premises, the lessor shall at its option repair the buildings or re-construct the same, and the lessor agrees to continue the said lease upon the same terms and conditions.
5. It is understood and agreed that the lessee is to make all repairs to the said building and shall keep the same in good condition, and make good all breakage of glass or other losses during the three years above mentioned.
6. It is understood and agreed that this lease shall continue from year to year after September 9th, 1921, unless the parties hereto shall give two months written notice to the effect that they desire to terminate the tenancy, otherwise this agreement shall continue from year to year upon the same terms and conditions.
7. As aforesaid stated, two months arrears in rent shall terminate this lease at the option of the lessor. In which event, the lessor shall have the right to proceed in any manner provided by law for the eviction of the lessee, and for the recovery of his rent.
8. In witness whereof the parties hereto have hereunto set their hands and seals this December 2, 1918.

Signed, sealed and delivered

in the presence of:

P.A. Bonham,

James H. Price.

Manos Brothers, a Corporation.

By A.K. Manos, Secretary.  
"Lessor"George P. Manos,  
Lessee,  
George Theodore Bobotes,  
Lessee.

( Over )