

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

AGREEMENT made and entered into this the 22nd day of September  
A. D. 1953, by and between Mrs. Geanie Caldwell, herein known as the Lessor;  
and Mrs. Catherine W. Reece, herein known as the Lessee, sets forth:

That for and in consideration of the monthly rental of Two Hundred  
Twenty-Five (\$225.00) Dollars, beginning January 1, 1954, the Lessor hereby  
lets, leases and rents to the said Lessee for a period of five (5) years  
from January 1, 1954, that certain lot of land on the West side of Trade  
Street, in the City of Greer, whereon is situate a two story brick building  
now occupied by the Lessee, together with the building thereon; and further  
gives to the said Lessee the right, privilege and option of extending this  
lease for an additional three years from the expiration date hereof, upon  
the same terms, provided the said Lessee gives to the Lessor at least ninety  
(90) days notice in writing before the expiration date of this agreement,  
of her desire and intention to so renew and extend the lease, The said Build-  
ing is known as the Sexton Building.

The Lessee accepts the rental and occupancy of said lot and building  
for the time specified and on the terms mentioned, and agrees to pay the  
said rental at the times specified: to take all reasonable and proper care  
of the building and premises, and to return the same to the Lessor at the  
expiration of this Lease, or any extension and renewal hereof, in the same  
condition as when received by her, ordinary wear, tear and usage thereof  
excepted.

The Lessor is to keep the roof of the said building in good and safe  
condition so as not to cause any damage to the occupants of the said build-  
ing; but any repairs to, additions to or changes in the front and/or inside

