

State of South Carolina,

County of Greenville.

I, W.C. Cleveland lessor in consideration of the rental hereinafter mentioned, have granted, bargained, and released, and by these presents do grant, bargain, and lease unto E.J. Hisey lessee the Brick building situate No. 123 on the East side of South Main Street, Greenville, S.C. formerly occupied by the Southern Railway office, for the term of five (5) years, Viz: From January 1, 1917 to December 31, 1921, and the said lessee in consideration of the use of said premises, for the said term, promises to pay the said lessor the sum of Fifteen hundred Dollars per year, payable 125.00 at the end of each month.

It is understood and agreed between the parties hereto that the Lessee is to have the privilege of changing the front of the store at his own expense, as agreed by the parties hereto, and that this building cannot be sub-leased without the consent of the lessor.

To Have and to Hold the said premises unto the said lessee his executors, administrators and assigns for the said term.

It is agreed by the parties hereto that this lease shall continue from year to year on the same terms, unless the party desiring to terminate it give to the other party one months written notice, previous to the time of the desired termination, but the destruction of the premises by fire or other casualty, or one months arrear of rent, shall terminate this lease, at option of lessor.

The lessee agrees to make good all breakage of glass, and all other injuries done to the premises during the term, except such as are produced by natural decay and unavoidable accidents, and agrees to make no repairs, improvements or alterations in the premises without the written consent of the lessor.

Witness our hands and seals, the 29th, day of Dec. 1916.

Witness:

E.A. Gilfillin,

W.C. Cleveland, (Seal)

L.B. Houston,

E.J. Hisey, (Seal)

(This lease signed in duplicate)

State of South Carolina,

County of Greenville.

Personally comes E.A. Gilfillin and makes oath that he saw the within named W.C. Cleveland and E.J. Hisey sign and seal the within written instrument, and that he with L.B. Houston, witnessed the execution thereof.

Sworn to before me this 2 day

of January 1917.

E.A. Gilfillin

L.B. Houston (L.S.)

Notary Public, S.C.

Recorded for January 5th, 1917.