

State of South Carolina,
County of Greenville.

This Indenture made and entered into this 28th, day of January 1919, by and between E.G. Mallard hereinafter called the Lessor and Gower-Mason Electric Company, a corporation, hereinafter called the Lessee, Witnesseth:

The Lessor does hereby lease and demise unto the Lessee "All that piece, parcel or lot of land in Greenville Township, Greenville County, State of South Carolina, in the City of Greenville on the west side of Laurens Street, between McBee Avenue and Washington Street, and having the following metes and bounds: Beginning at an iron pin on the west side of Laurens Street, one hundred feet from the corner of McBee Avenue, and said Laurens Street, being corner of lot once owned by Alice M. Gates; thence with said Laurens Street, N. 16 E. twenty-five feet to an iron pin; thence N. 74 W. one hundred feet to lot formerly owned by McDavid; thence with line of said lot S. 16 W. twenty-five feet to line of lot once owned by Alice M. Gates; thence with line of said Gates lot, S. 74 E. one hundred feet to the beginning corner, with the building situate thereon.

To have and to hold unto the Lessee its successors and assigns for and during a term beginning February 1, 1919, and continuing until the Lessee, and Huntington and Guerry shall obtain possession of and put in satisfactory conditions for occupancy the building situate on the corner of River and Hammond Streets, City of Greenville, County and State aforesaid, conveyed by the Lessor to the Lessee and Huntington and Guerry, reserving and paying unto the Lessee for and during said term a rental of Seventy (\$70.00) dollars per month ~~per month~~, payable monthly and the Lessee does hereby accept said lease and does hereby agree to pay said rental of Seventy (\$70.00) Dollars per month, payable monthly for and during said term.

In the event that possession of the building on River Street shall be obtained and possession of the Building herein leased shall be surrendered at any time other than at the end of the month, then and in such event the rental for the last month of the term shall be pro rated. In the event of the destruction or damage by fire of the building now situate on the Premises above described so that the same should be unfit occupancy, then and in such event the rental here in reserved shall cease to be payable until such building is restored and made fit for occupancy. The Lessor does hereby agree to maintain in good repair the roof and outer walls of the building on the premises herein leased and the Lessee does hereby agree that at the expiration of this lease it will deliver over said premises to the Lessor in as good condition as they now are, reasonable wear and tear excepted.

In witness whereof the Lessor has hereunto set his hand and seal and the Lessee has caused this instrument to be executed by its duly authorized officer and sealed with the corporate seal this the year and day first above written.
Witness:
R.A. Morgan,
Harry R. Wilkins.

E.G. Mallard (L.S.)
Lessor.
Gower-Mason Electric Co., (L.S.)
By DuPont Guerry, Prest.
Lessee.

State of South Carolina,
County of Greenville.
Personally comes B.A. Morgan who being duly sworn says that he saw E.G. Mallard sign, seal and as his act and deed deliver the foregoing instrument and that he with Harry R. Wilkins witnessed the execution thereof; and that he saw DuPont Guerry as Prest. of Gower-Mason Electric Company sign, seal with the corporate seal and as the act and deed of said corporation deliver the foregoing instrument and that he with Harry R. Wilkins witnessed the execution thereof. Sworn to and subscribed before me this 28th, day of January 1919.
Harry R. Wilkins (L.S.)
Notary Public for S.C.

B.A. Morgan.

Recorded January 28th, 1919.

I duly certify that this lease has expired by operation of law on July 7, 1920.

(Release)

State of South Carolina,
County of Greenville.

For value received, I hereby release and forever relinquish unto Maggie Stephens, her heirs and assigns Lot #4, as is shown on a plat recorded in Plat Book C., at page 189 and described in the deed from W.C. McDaniel to Maggie Stephens, said deed is recorded in Volume #21, of Deeds, at page 585, from the lien of a certain real-estate mortgage which I hold upon said premises, executed and delivered to me by W. Carroll McDaniel on the 20th, day of June 1914, securing a note for \$300.00, said mortgage is recorded in the R.M.C. Office for Greenville County, South Carolina in Volume #44 of real-estate mortgages, at page 9.

Witness my hand and seal this 30th, day of January A.D. 1919.

Executed in the presence of:

M.L. Davis,

James H. Patten (Seal)

O.W. Babb,

State of S.C.,

Spartanburg County. SS:

Personally appeared before me M.L. Davis and made oath that she saw the within named J.H. Patten sign, seal and as his act and deed deliver the foregoing release of mortgage for the uses and purposes therein mentioned and that she with O.W. Babb witnessed the due execution thereof.

Sworn to and subscribed before

me this 30th, day of Jan. A.D. 1919

M.L. Davis

O.W. Babb (Seal)

Notary Public for S.C.

My Commission expires at will or pleasure of Governor.

Recorded Feby. 3rd, 1919.