

State of South Carolina,
County of Greenville.

This Indenture made this 15th, of September 1921 by and between Clinton J. Morgan and Jas. H. Morgan, Jr., of the first part, and hereinafter designated Lessors, and Reynolds & Earle, Inc., a corporation organized under the laws of the State of South Carolina, party of the second part, hereinafter designated Lessee:

W-I-T-N-E-S-S-E-T-H:

That the Lessors do hereby let and rent to the Lessee and they have hereby hired and taken from the Lessors that certain lot of land situate on the west side of North Main Street in Ward One, beginning at a point on said Street at corner of lot owned by J.O. Jones which point is the center of the brick wall between the property herein leased and the said J.O. Jones lot and running thence along Main Street 19.21' to the Northern or upper side of the brick wall herein leased and the Davenport property; thence along the said upper or Northern side of said wall 121.44' to line of property of Moore; thence along said line 19.21' to point in center of brick wall between the lot hereby leased and J.O. Jones lot; thence along the center of said brick wall 121.81' to the beginning point on Main Street, being the property conveyed to the Lessors by James McPherson by deed dated February 23, 1920, and recorded in Vol. 57 on page 470, together with the building thereon.

To have and to hold said premises for a term of three years beginning the 1st, day of January 1923 and expiring on the 1st day of December 1925. For the use and occupancy of the above described property the Lessee agrees to pay and the Lessors agree to accept the sum of Three hundred and fifty (\$350.00) Dollars per month during the life of this lease, to be paid on the last day of each and every consecutive month during the period aforesaid.

The Lessee further agrees to pay all insurance premiums on said building and to keep said building insured in the name of the Lessors for not less than Ten Thousand Dollars; also to pay for all repairs of any and every nature and to keep said building in state of repair that is satisfactory to the Lessors; also to pay all taxes and assessments on said property. The intent being that the Lessors are to be put to no expense whatever and that the rental stated herein is to be a net rental to the Lessors.

It is further agreed that if the premises or the building thereon is so injured or destroyed as to render it unfit for use and occupancy as a drug store - being the present business conducted in said building, thereupon this lease may terminate at the option of either party hereto; that this lease shall not be assigned or the premises sub-let without the written consent of the Lessors; that if the rent is not paid within five days at any time after same shall have become due, this lease may be terminated at the option of the Lessors.

Upon lessee paying the rent as herein provided and at the time stated and keeping and performing all of the other terms and conditions herein stated, they may have peaceable and quiet possession of the premises hereby demised for the term aforesaid, but upon failure to pay the rent as provided and at the time stated, Lessors may thereupon terminate this lease, remove all persons therefrom, re-enter and take possession and Lessee will quit and surrender said premises in as good condition as when they received the same.

In witness whereof the parties hereto do in duplicate set their hands and seals the day and year first above written.

Signed, sealed and delivered
in the presence of:

Harry M. Pickett,
W.H. Carlisle,

Clinton J. Morgan, (L.S.)
Jas. H. Morgan, Jr., (L.S.)

Reynolds & Earle, Incorporated.
By R.B. Campbell, (L.S.)
President.

State of South Carolina,
County of Greenville.

Personally comes before me Harry M. Pickett who on oath says he saw the within named Clinton J. Morgan, Jas. H. Morgan, Jr., and R.B. Campbell, President of Reynolds & Earle, Incorporated, sign, seal and as their act and deed, deliver the foregoing lease and that he with W.H. Carlisle witnessed the execution thereof.

Sworn to and subscribed before me
this 16th, day of September 1921.
W.B. Boyd,
Notary Public for South Carolina,

Harry M. Pickett

Recorded September 16th, 1921.

State of South Carolina,

County of Greenville.

Know all men by these presents, That The City of Greenville, South Carolina, a Municipal Corporation, for and in consideration of the sum of Five (\$5.00) Dollars, to it in hand duly paid at and before the sealing and delivery of these presents by the grantees hereinafter named (the receipt whereof is hereby acknowledged) have granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto Theo Wright Owens and the Estate of Mrs. N.A. Wright, their respective Heirs and Assigns:

"All of its right, title and interest in and to all that certain strip or lot of land situate, in Ward Two of the City of Greenville, County and State aforesaid and described as follows:

Beginning at a point on North Street (70) seventy feet from corner of Main Street and North Street and running One hundred feet towards Coffee Street to land of Mrs. Grubbs; thence 16 feet and 6 inches towards Brown Street (down said lot of Mrs. Grubbs); thence One hundred feet to North Street; thence up North Street 16 feet and 6 inches to point of beginning. See deed of Niece Ann Wright to Frank C. Owens dated November 1, 1895 and recorded in Vol. BBB, page 496. Together with all and singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

To have and to hold all and singular the premises before mentioned unto the grantees hereinabove named, and their respective Heirs and Assigns forever.

In witness whereof, the said granting corporation has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers, H.C. Harvley, Mayor and G.G. Wells, City Clerk and Treasurer, on this the 3rd, day of September, in the year of our Lord one thousand, nine hundred and twenty-one and in the one hundred and 46th, year of the sovereignty and Independence of the United States of America.

Signed, sealed and delivered in

the presence of:

J.B. Watkins,
W.H. Cely.

The City of Greenville, S.C.

H.C. Harvley, Mayor.

G.G. Wells, City Clerk & Treasurer.

State of South Carolina,

County of Greenville.

Personally appeared before me J.B. Watkins and made oath that he saw the within named, City of Greenville, S.C., by its duly authorized officers, H.C. Harvley, Mayor and G.G. Wells, City Clerk and Treasurer sign, seal and deliver the within written deed, and that he with W.H. Cely witnessed the execution thereof.

Sworn to before me this the 3,
day of Sept. 1921.

J.B. Watkins

A.H. Wells (L.S.)

Notary Public for S.C.

Recorded September 17th, 1921.