

forming a part of the above premises.  
 That the landlord, his representatives, agents, prospective purchasers, prospective lessees, or assigns may from time to time enter for the purpose of viewing and showing said premises, and at any time within 90 days next preceding the expiration of this lease, may affix to some suitable part of the said premises a notice to rent out to sell the same, or any part thereof, and keep the notice affixed without molestation.

It is further agreed that the Tenant at the end of the aforesaid term, or upon a sooner determination of this lease will quit and surrender the said premises in as good condition as he finds them, damage by ordinary and careful use thereof, and by the elements, excepted, provided, that if the buildings on said premises are so injured or destroyed as to render them unfit for occupancy, then this lease may be terminated by either party hereto.

It is further agreed that if the Tenant fails in business, gets into the hands of a Receiver, goes or is put in bankruptcy, this lease may be terminated at the option of the Landlord.

It is further agreed that any rent coming due and not paid within 15 days after it is due, or if the Tenant violates any other agreement herein, then and in either event, the Landlord may at his option declare this lease at an end, re-enter and take possession of the said premises and remove all persons therefrom without suit or process, the Tenant waiving all notice. That time is of the essence of this indenture.

Upon the Tenant payment the said rent and at the times provided, and keeping and performing all other covenants and agreements on his part, the Landlord hereby covenants that he may have possession for the term aforesaid.

In Witness Whereof, the parties hereto do in duplicate set their hands and seals, the day and year first above written, binding themselves, their executors, administrators, heirs, and assigns.  
 Signed, sealed and delivered in the presence of  
 Walter W. Goldsmith.

F. L. Cheatham.  
 The Poinsett Hotel Company  
 By The William Goldsmith Co. Agents  
 By Wm. Goldsmith, Pres. seal  
 S. W. Reams seal  
 Chas. L. Wilborn seal  
 Homer H. Davis

Next Page for Probate.

State of South Carolina,  
 Greenville County.  
 Personally appeared Walter W. Goldsmith who upon oath says that he saw The Poinsett Realty Co. By Wm. Goldsmith, Agt., S. W. Reams, Homer H. Davis and Charles L. Wilborn sign, read, seal the within written instrument, and that he with F. L. Cheatham witnessed the execution thereof.  
 Sworn to before me, this 3  
 day of June A. D. 1925.  
 J. D. Parks (seal)                      Walter W. Goldsmith.  
 Notary Public, S. C.

Recorded June 3rd. at 2:30 P.M. 1925.

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