

the premises and at the time herein stated, to keep all other covenants herein expressed, and at the expiration of said term or other determination of this lease to quit and surrender the premises freely demised in as good state and condition as reasonable use and wear will permit, damages hereinbefore provided for, excepted.

In order that the premises hereinabove described may be used for the purposes herein indicated it is necessary to make certain alterations and additions and apply them to the premises, and before they can be done it necessitates a permit from the City of Greenville in which the next such permit is not granted within sixty days from date then this contract and agreement shall thereupon become null and void. In witness whereof the parties hereto do in duplicate in their hands and seals this day and year first above written, sundry themselves, their heirs, executors and administrators jointly by these presents.

Signed, read and delivered in the presence of:	J. H. Morgan (S)
	Jas. H. Morgan Jr. (S)
	J. H. Morgan, Jr. Committee (S)
	Jas. H. Morgan Jr. (S)
	F. B. Miles (S)

Greenville S.C.  
April 19, 1927.

Mr. F. B. Miles  
College St. Greenville S.C. Dear Sir:  
Pursuant to conversation over phone, will say First, that we the lessors will put the boiler and heating system in good condition sometime prior to October, 1927. Second, will also build stair case in rear of magazine division in College Street building from first floor to second floor and connect magazine floor with stair case, so that said stair case can be used both from first floor and magazine floor. Third, will also cover second floors of both College Street building and main street building with galvanized iron or some fire proof covering acceptable to the City, when City requires it to be done -- All at our expense. This document to be attached to and become a part of the agreement.

Signed  
J. H. Morgan  
Jas. H. Morgan  
J. H. Morgan Jr.  
Jas. H. Morgan Jr.

Witness J. H. Morgan  
By J. H. Morgan & Jas. H. Morgan Jr. as Committee  
for Clinton J. Morgan

J. H. Morgan  
Jas. H. Morgan Jr.

State of South Carolina  
County of Greenville  
Personally appeared J. L. Hitt being duly sworn says that he saw the within named J. H. Morgan, J. H. Morgan Jr. and Clinton J. Morgan by J. H. Morgan and J. H. Morgan Jr. as Committee, and F. B. Miles, trading as F. B. Miles Auto Company, sign, seal and deliver the foregoing lease, and that he with H. P. Payne witnessed the execution thereof.

J. L. Hitt  
Given to and witnessed before me this the 26 day of April, 1927.  
Mrs. Dan Tarsey  
Notary Public for South Carolina

Recorded April 26th, 1927, at 4:02 P. M.

END OF Doc