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and first party is not to be liable in any way whatsoever for any injury or damage that said property of second party may cause, nor is first party to be liable in any way whatsoever for any injury or damage that may be caused by the Poster Panels or other property of said Greer Poster Advertising Company during the life of this lease. The second party hereby covenants and agrees to indemnify and save harmless the first party from any and all liability and expense imposed or sought to be imposed upon the first party by reason of the conduct of said business or the operation of any equipment in connection therewith.

The second party hereby covenants and agrees to take out and keep at all times public liability and property damage insurance with limits of \$5,000.00 for one person and \$10,000.00 for one accident upon all trucks, automobiles and other equipment used in connection with said business.

It is further understood and agreed by and between the parties hereto, that first party will not engage in a competitive business to that herein leased during the life of this contract in the territories hereinbefore mentioned.

It is further understood and agreed by and between the parties hereto, that the title to the above named Greer Poster Advertising Company is to remain in said first party until the full amount of \$8,214.00, including the \$3,000.00 to be paid by second party to first party upon the execution of this contract, has been paid, and upon final payment of the entire forty-five additional monthly rental payments, and for the further sum of One Dollar, title to said Greer Poster Advertising Company shall pass to second party.

In the event of default by him in the payment of as many as three of the monthly rental installments hereinabove set forth, all the remaining monthly rental installments, may, at the option of the first party, be declared to be immediately due and owing, and upon failure of the second party to forthwith settle in full upon demand and receive title as herein provided, the first party may declare this lease terminated and repossess said Greer Poster Advertising Company without suit or process. In the event the second party fails to perform any of the other terms and conditions of this contract the first party may likewise declare this lease terminated and repossess the property covered by this lease without suit or process.

IN WITNESSETH WHEREOF; We have hereunto set our hands and seals, in duplicate, this the day and year first above written.

Witness: LeRoy Sellars
Mary Patrick

W. C. Watkins, Sr.,
First Party.
Charles L. Brown,
Second Party.

State of South Carolina,
County of Greenville.

Personally appeared Mary Patrick who on oath says that he saw the above mentioned W. C. Watkins, Sr., as first party, and Charles L. Brown, as Second party, sign, seal and as their respective acts and deeds, deliver the foregoing instrument, and that he, together with LeRoy Sellars, witnessed the execution thereof.

Sworn to before me this 7 day of April, 1937

LeRoy Sellars (SEAL)

Mary Patrick

Notary Public for S. C.

S. C. Stamps \$3.00

Recorded April 9th, 1937 at 4:20 P. M. #4625