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STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)L E A S E

This lease made and entered into this 21st day of May, 1948, between Mary Alice Ferguson Wood, hereinafter referred to as Lessor and Rosalie Ashmore, hereinafter referred to as Lessee,

W I T N E S S E T H:

The Lessor does hereby demise and lease to the Lessee both floors of a store building located at 126 Pendleton Street, in the City of Greenville, said store building having been formerly occupied by Crouch's Drug Store, for a period of two (2) years, commencing May 16, 1948 and ending May 15, 1950. The Lessee agrees to pay to the Lessor for said period the sum of Forty-Eight Hundred and No/100 (\$4800.00) Dollars to be paid in monthly installments of Two Hundred and No/100 (\$200.00) Dollars on the 16th day of each and every month commencing May 16, 1948. Should the Lessee be as much as five days in arrears in her rent at any time, the Lessor shall have a right to declare this lease terminated and evict the Lessee without any other or further notice, and the Lessee agrees to peacefully vacate said premises should such election be made by the Lessor.

The Lessee has a right to renew this lease for an additional year at the termination of the within lease at a rental price to be agreed upon by the parties hereto and notice of election to renew by the Lessee shall be given, in writing, to the Lessor on or before April 1st, 1950.

Should the premises be destroyed by fire or other casualty beyond the control of the Lessor, then this lease shall be immediately terminated. And should the premises only be partially destroyed by fire or any other casualty beyond the control of the Lessor, then the rent shall be abated proportionately to the damage while repairs are being made. The Lessor