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the owners is to use the portion of the building that he may occupy or have control of for the practice of medicine only and shall not rent or attempt to rent same or any portion thereof to any other person, firm or corporation without the written consent of the other owner.

IV.

The property affected by this agreement consists of a lot of land on which a two-story brick building is situate, which lot is described as follows:

All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, State of South Carolina, and having, according to a survey thereof made by Dalton & Neves, Engineers, January, 1936, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the South side of East North Street 55.8 feet East from the Southeast intersection of East North Street and Spring Street and running thence along the South edge of East North Street South 69 degrees 0 minutes East 68.6 feet to an iron pin at the West side of a ten foot alley; thence along the West side of said alley South 20 degrees 17 minutes West 142.3 feet to an iron pin; thence North 69 degrees 42 minutes West 69.5 feet to an iron pipe; thence North 20 degrees 7 minutes East 43.2 feet to a pin; thence continuing North 21 degrees 0 minutes East 100 feet to a pin; the place of beginning, together with any rights which the grantor may have in the ten foot alley lying on the East side of the property herein described.

V.

It is mutually agreed and understood that this instrument shall be recorded and that same shall constitute a covenant running with the land and shall be binding on the respective parties, their heirs, executors, administrators or assigns, and the rights herein conferred shall be superior to any subsequent liens, contracts or other obligations of any of the owners. When the terms of this instrument have been employed or invoked one time (exclusive of the transfer contemplated under subdivision (3) of Paragraph II above), the effective duration of this instrument shall terminate and the remaining owner or owners shall have the right to dispose of the