

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

C. M. Ponder and R. P. Turner hereinafter called lessor.

in consideration of the rental hereinafter mentioned, have granted, bargained, and released, and by these presents do grant, bargain, and lease unto J. E. Boet of Atlanta Ga. hereinafter called lessee.

following described real estate situate lying and being in the Town of Greenville north east side of Hill Street, extending back to a driveway or outlet to N. Main St. together with the one story brick store building erected thereon, and adjoining the two story Bldg. occupied by Green Furn. Co. in the County and State of South Carolina for the term of five years beginning on the 1st day of April 1929 and ending on the 1st day of April 1934. and the said lessee in consideration of the use of said premises for the said term, promise to pay to the said lessor the sum of

Sixty Five (\$65.00) Dollars per month for the first twenty four (24) months and Seventy Five Dollars (\$75.00) per month for the remainder of the term, payable on the last day of each month.

As a consideration of the within lease the lessors herein named agree that the lessee herein named are to have the refusal of an extension of this lease for another period of three years, at a rental then to be agreed upon. It is further agreed that the lessors are to have the option of purchasing the premises herein named at any time during the term of this lease at a price of Seventeen Thousand Five Hundred (\$17,500.00) Dollars. The lessors agree to treat the interior of the building with a coat of whitewash, to have the windows repaired and to have the toilets put into satisfactory condition.

TO HAVE AND TO HOLD, the said premises unto the said lessee, their executors, administrators and assigns, for the said term. It is agreed, by the parties hereto, that this lease shall continue from year to year on the same terms, unless the party desiring to terminate it give to the other party one month's written notice, previous to the time of the desired termination, but the destruction of the premises by fire or other casualty, or one month's arrears of rent, shall terminate this lease.

Witness our hands and seals, the 20th day of March 1929. J. E. Boet (SEAL), R. P. Turner (SEAL), C. M. Ponder (SEAL). Witness: J. E. Gibson, Lizzie Cole.

STATE OF SOUTH CAROLINA, County of Greenville. PERSONALLY comes Lizzie Cole and makes oath that she saw the within named C. M. Ponder & R. P. Turner & J. E. Boet sign and seal the within written instrument, and that she, with J. E. Gibson, witnessed the execution thereof.

Sworn to before me, this 20th day of March 1929. J. E. Gibson, Notary Public, S. C. Lizzie Cole. Recorded March 26th at 11:30 a.m. 1929

And the lessee shall have the right to remove all fixtures and equipment from the building at the expiration of the lease.

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

C. Rivers Stone and Theodore C. Stone lessor.

in consideration of the rental hereinafter mentioned, have granted, bargained, and released, and by these presents do grant, bargain, and lease unto St. John Brothers Company, Incorporated lessee.

All that certain piece, parcel or lot of land situate, lying and being in the City of Greenville, State and County aforesaid, bounded by Reedy River and the properties of Southern Ry. and Greenville and Northern Ry. with all improvements thereon.

for the term of Three years from November first, 1928, said lease to terminate on November first, 1931. and the said lessee in consideration of the use of said premises for the said term, promise to pay to the said lessor the sum of

One Hundred Fifty (\$150.00) Dollars per month payable monthly in advance.

As a consideration of the within lease the lessors herein named agree that the lessee herein named are to have the refusal of an extension of this lease for another period of three years, at a rental then to be agreed upon. It is further agreed that the lessors are to have the option of purchasing the premises herein named at any time during the term of this lease at a price of Seventeen Thousand Five Hundred (\$17,500.00) Dollars. The lessors agree to treat the interior of the building with a coat of whitewash, to have the windows repaired and to have the toilets put into satisfactory condition.

TO HAVE AND TO HOLD, the said premises unto the said lessee, their executors, administrators and assigns, for the said term. It is agreed, by the parties hereto, that this lease shall continue from year to year on the same terms, unless the party desiring to terminate it give to the other party one month's written notice, previous to the time of the desired termination, but the destruction of the premises by fire or other casualty, or one month's arrears of rent, shall terminate this lease.

Witness our hands and seals, the 23rd day of October 1928. Witness: L. M. Glenn, St. John Bros. Co. Inc. (SEAL), J. M. St. John, W. Pres. (SEAL), C. Rivers Stone & Theodore C. Stone (SEAL). By: C. Rivers Stone.

STATE OF SOUTH CAROLINA, County of Greenville. PERSONALLY comes L. M. Glenn and makes oath that he saw the within named C. Rivers Stone, Theodore C. Stone and St. John Brothers, Inc. sign and seal the within written instrument, and that he, with H. J. Henderson, witnessed the execution thereof.

Sworn to before me, this 23rd day of October 1928. H. J. Henderson, Notary Public, S. C. L. M. Glenn. Recorded August 17th at 10:35 a.m. 1929

J. E. Gibson \$2.16