

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

This Indenture entered into, this the 6th, day of

May 19 19, between Mary S. Tuttle, by Wm. Goldsmith, Agent

of the first part, hereinafter designated Landlord, and

United States Woolen Mills Co., Inc. of Baltimore, Md. of the second part, hereinafter designated Tenant,

WITNESSETH:

The said Landlord has hereby let and rented to the said Tenant, and he has hired and taken from the said Landlord

The store room located on West side of Main Street, second door south of Carpenter Bros. Drug Store, Greenville, S.C.

Including Steam Heat ~~and~~ Tenant to pay all light bills and water bills

for the term of five years

to commence the first day of January 19 21, for which he is to

pay the sum of Sixteen hundred twenty Dollars, per annum, -- first three years and Seventeen

Hundred forty dollars per annum fourth and fifth years

to be paid One hundred thirty-five and One hundred forty-five Dollars, per month in advance

on the first day of each month. Tailoring It is further agreed and understood that the room is not to be used for other than ~~the~~ pur-

poses, and that no sign shall be tacked or nailed to the outer walls of the building, but if signs are wanted they shall be painted on the windows. Privilege from tenant to place at their expense modern front and other improvements in this store-room

It is further agreed that if said premises shall be destroyed or so injured as to render them untenable, all parties hereto from the time of such destruction in this lease shall in business, becomes a bankrupt, or ceases to do business herein the rent for the entire term becomes immediately due and payable, or the lessor may at her discretion, terminate this lease and take possession of said premises.

It is further agreed that if any rent shall be due and unpaid or if the tenant make default in or violate any of the covenants or agreements, terms or conditions in this lease, that thereupon, or within a reasonable time thereafter, the Landlord may terminate this lease, and without suit or process re-enter and re-take possession of said premises and remove all persons therefrom, and the Tenant hereby waives any and all notice from the Landlord of any such intention, or fact of termination, or if no such event occur, will at the end of the said period covered hereby, quit and surrender said premises in as good condition as reasonable use thereof will permit, except as above provided.

Upon the Tenant paying the said rent and at the times stated as above provided, the said Landlord hereby covenants that he may have quiet and peaceable possession of said premises.

In Witness Whereof, the parties hereto do bind themselves, their Executors, Administrators, Heirs and Assigns, and set their hands and seals, the day and year first above written.

Signed, Sealed and Delivered in Presence of Mary S. Tuttle, (SEAL) By Wm. Goldsmith, Agent. (SEAL) L. Wohlmut, Prest. (SEAL) Julius Wohlmut, Secty. (Seal) Geo. Lippmann - S.C. Baker. M.E. Plunkett, Wade H. Batson.

STATE OF SOUTH CAROLINA, County of Greenville

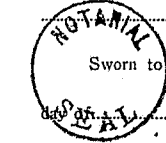
PERSONALLY APPEARED S.C. Baker

who, upon oath says that he saw L. Wohlmut, Prest. & Julius Wohlmut, Secty

sign and seal the within written instrument, and that he, with Geo. Lippmann

witnessed the execution thereof.

Sworn to before me, this 10, day of May A.D. 19 19



Notary Public for Baltimore Md. Personally appeared M.E. Plunkett who on oath says she saw Wm. Goldsmith, Agt. for Mary S. Tuttle sign, and seal the within written instrument and that she with Wade H. Batson witnessed the execution thereof. Sworn to before me this 12th, day of May A.D. 1919. Harry R. Wilkins (Seal) Notary Public, S.C. Recorded May 22nd, 1919. M.E. Plunkett.

STATE OF SOUTH CAROLINA,

COUNTY OF Greenville

This Indenture entered into, this the 14th day of

July 19 19, between Mary S. Tuttle, by Wm. Goldsmith, Agent

of the first part, hereinafter designated Landlord, and

E.C. Dye of the second part, hereinafter designated Tenant,

WITNESSETH:

The said Landlord has hereby let and rented to the said Tenant, and he has hired and taken from the said Landlord

The corner office and small office adjoining located second floor over Barber Shop & Ligons Swendale Building, Greenville, S.C. facing Main Street Store, also portion of hall taking in from door to first mention office and window over store stair-way

Including Steam Heat and Janitor service—Tenant to pay all light and water bills

for the term of ten years

to commence the first day of August 19 19, for which he is to

pay the sum of three hundred thirty Dollars, per annum

to be paid twenty-seven & 50/100 Dollars, per month in advance

on the first day of each month. It is further agreed and understood that the room is not to be used for other than office pur-

poses, and that no sign shall be tacked or nailed to the outer walls of the building, but if signs are wanted they shall be painted on the windows.

It is further agreed that said premises shall not be sub-let or this lease assigned without the written consent of the Landlord.

It is further agreed that if said premises shall be destroyed or so injured as to render them untenable, all parties hereto from the time of such destruction Tenant may make such changes in the way of improvements as he may desire at his own expense same to revert to landlord at termination of discontinuance of this contract.

It is further agreed that if any rent shall be due and unpaid or if the tenant make default in or violate any of the covenants or agreements, terms or conditions in this lease, that thereupon, or within a reasonable time thereafter, the Landlord may terminate this lease and without suit or process re-enter and re-take possession of said premises and remove all persons therefrom, and the Tenant hereby waives any and all notice from the Landlord of any such intention, or fact of termination, or if no such event occur, will at the end of the said period covered hereby, quit and surrender said premises in as good condition as reasonable use thereof will permit, except as above provided.

Upon the Tenant paying the said rent and at the times stated as above provided, the said Landlord hereby covenants that he may have quiet and peaceable possession of said premises.

In Witness Whereof, the parties hereto do bind themselves, their Executors, Administrators, Heirs and Assigns, and set their hands and seals, the day and year first above written.

Signed, Sealed and Delivered in Presence of Mary S. Tuttle (SEAL) Z.A. Smith, (SEAL) Ernest C. Dye, D.D.S. (SEAL) Carrie Lily Whitmire.

STATE OF SOUTH CAROLINA, County of Greenville

PERSONALLY APPEARED Z.A. Smith

who, upon oath says that he saw Wm. Goldsmith, Mary S. Tuttle & Ernest C. Dye

sign and seal the within written instrument, and that he, with Carrie Lily Whitmire

witnessed the execution thereof.

Sworn to before me, this 16, day of July A.D. 19 19

Harry R. Wilkins (Seal) Notary Public, S.C.

Recorded July 17th, 1919