

The State of South Carolina,
Greenville County.

Know all men by these presents that I, J.M. Crotwell of Greenville County in the State aforesaid, in consideration of the sum of One hundred dollars to me in hand paid at and before the sealing of these presents by L. Vaughan of the same place the receipt whereof is hereby acknowledged have granted, bargained, sold and released and by these presents do grant, bargain, sell and release unto the said L. Vaughan all that tract, part or piece of land situate, lying and being in Oneal Township, County and State aforesaid, beginning at a rock corner in Buncombe Road N. 61 W. 4.25 chs.; thence N. 25 E. 13.25 chs.; thence N. 57 E. 11.90 chs. rock; thence E. 17 E; thence S. 30 E. 3.82 Chs. ditch; thence S. 57 W. 10 chs. S. 25 W. 13.25 chs. to the beginning corner containing Ten acres, more or less and home J.M. Crotwell tracts of land.

Together with all and singular the rights, members, hereditaments and appurtenances to the said Premises belonging or in anywise incident or appertaining.

To Have and to Hold all and singular the said premises before mentioned, unto the said L. Vaughan his heirs and assigns forever.

And I do hereby bind myself, my heirs, executors and administrators to warrant and forever defend all and singular the said premises unto the said L. Vaughan and his heirs, assigns against me and my heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness my hand and seal this 1 day of 1888 in the year of our Lord one thousand eight hundred and eighty-eight and in the one hundred twelfth year of the sovereignty and independence of the United States of America.

- Test -

John Langley,
Ethel Vaughan.

J.M. Crotwell (Seal)

State of South Carolina,
County of Greenville.

Personally appeared before me W.M. Ballenger who, being first duly sworn says: that he is well acquainted with the handwriting of Ethel Vaughan, whose signature appears above, having often seen him sign his name, as well as write divers other matters. That he verily believes that the name above written is the genuine signature of the said Ethel Vaughan (who is now dead), written in his own proper handwriting.

Sworn to before me this 27th,
day of March A.D. 1920.

J.E. Gibson (Seal)
Notary Public for South Carolina.

W.M. Ballenger

State of South Carolina,
County of Greenville.

Personally appeared before me Ford S. Bruce who, being first duly sworn, says: I have compared two signatures together that he is well acquainted with the handwriting of J.M. Crotwell and they are the same, whose signature appears above having often seen him sign his name, as well as write divers other matters. That he verily believes that the name above written is the genuine signature of the said J.M. Crotwell (who is now dead) written in his own proper handwriting.

Sworn to before me this
27th, day of March A.D. 1920.

T.W. Bruce (Seal)
Magistrate for South Carolina.

Ford S. Bruce

State of South Carolina, County of Greenville.

Personally appeared before me F.M. Langley who, being first duly sworn, says: That he is well acquainted with the handwriting of his uncle John Langley, whose signature appears above, having often seen him sign his name, as well as write divers other matters. That he verily believes that the name above written is the genuine signature of the said John Langley (who is now dead) written in his own proper handwriting.

Sworn to before me this 30th, day of March, A.D. 1920.

L.O. Patterson (Seal)
Notary Public for South Carolina.

F.M. Langley

Recorded April 3rd, 1920.

State of South Carolina,
County of Greenville.

This Indenture made and concluded at Greenville, S.C. by and between W.C. Gibson, as Agent of the Cauble Estate, hereinafter referred to as Lessor, and Gus Mantros, James Almans and George Manos hereinafter referred as Lessees, Witnesseth:

That the Lessor has granted and leased, and by these presents does grant and lease unto the said Lessee, a store-room on West Coffee Street, in the City of Greenville, S.C., now occupied by the Lessees, said store-room being No. 117, according to the street enumeration.

To have and to hold the said premises unto the said Lessees, their heirs and assigns, for the full term of one year and two months, commencing on the first day of January 1921, and ending on the 28th, day of February 1922, yielding and paying at the rate of One thousand and eighty dollars (\$1080.00) per annum, payable in monthly installments of Ninety dollars (\$90.00) each, in advance, the first monthly installment to be paid on January 1st, 1921, and \$90.00 on the first day of each successive month thereafter during the continuance of this lease.

And the said Lessees, for and in consideration of the above letten premises, does covenant and agree to pay to the said Lessor the above stipulated rent in the manner herein required.

It is understood and agreed that the destruction of the said premises by fire or by any other casualty shall terminate this lease, and it is mutually understood that the Lessees shall make no repairs at the expense of the Lessor, and any alteration or improvements desired by the Lessees must be done at their own expense, and under the written sanction of the Lessor, and all such alterations or improvements shall be surrendered to the Lessor upon the Lessee's removal. The Lessees shall make good all breakage of glass and all other injuries done to the premises during his tenancy, excepting such as are produced by natural decay and unavoidable accidents.

And it is further stipulated and understood by the parties to these presents, that if one months rent shall at any time be in arrear and unpaid, the Lessor shall have the right to annul and terminate this lease, and it shall be lawful for him to re-enter and forthwith re-possess all and singular the above granted and leased premises.

And it is further stipulated and understood by and between the parties to these presents that the Lessees shall not have the right to assign this lease, sub-let or re-lease the said premises without the written consent of the Lessor, and that no advertising signs other than that of the Lessees shall be placed upon the outer walls of the building.

It is further stipulated and understood by and between the parties to these presents that in case the Lessees become insolvent or bankruptcy proceedings commenced against them, or a receiver is appointed for the Lessees, that then this lease is to become null and void at the option of the Lessor.

In witness whereof, the parties hereto do hereunto in duplicate set their hands and seals this the 26th, day of February 1920.

Signed, sealed and delivered
in the presence of:
Oscar Hodges,
C.A. Hodges.

W.C. Gibson, (Seal) Lessor
Gus Mantros, (Seal)
George Manos, (Seal)
James Almans, (Seal)
Lessees

State of South Carolina, County of Greenville. - Personally appeared before me C.A. Hodges who on oath says that he saw the within named W.C. Gibson, as Agent, and Gus Mantros, James Almans, and George Manos sign, seal and as their act and deed deliver the foregoing written instrument for the uses and purposes therein mentioned, and that he with Oscar Hodges witnessed the execution thereof. Sworn to and subscribed before me this 26th, day of Feb. 1920.

Oscar Hodges (Seal)
Notary Public for So. Car.

C.A. Hodges.

Recorded April 7th, 1920.