

State of South Carolina.
County of Greenville.

Lease.

This Indenture made this 18th day of April, 1923 by and between John M. H. Mauldin and Clarence Howland, as executor, and Eliza H. Mauldin, as Executrix of the last Will and Testament of W. R. Mauldin, Deceased, and as Trustee under said Will, hereinafter called Lessors, which expression shall include the executor in office, and James Angel, hereinafter called Lessee, Witnesseth:

That said Lessors have granted and leased, and by these presents do grant and lease unto the said Lessee, all that certain storeroom known as No. 109 West Washington Street in the City of Greenville, Greenville County and State aforesaid, according to the street enumeration in the City of Greenville, including the ground floor and the second story floor, and being the premises now occupied by the said Lessee, with all the appurtenances thereto belonging.

To Have and to Hold the said premises unto the said Lessee for and during the full term of three (3) years beginning January 1st, 1924, and ending December 31st, 1927, yielding and paying at the rate of Eighteen Hundred Dollars (\$1,800.00) per annum, payable in equal monthly installments of One Hundred and Fifty Dollars (\$150.00) each, beginning February 1st, 1924, and on the first day of each successive month thereafter during the continuance of this Lease.

And the said Lessee for and in consideration of the above written premises doth covenant and agree to pay unto the said Lessors the above stipulated rent in the manner herein required. And it is further agreed, that unless one month's notice, in writing, be given, previous to the expiration of the period herein specified by the Lessors to the Lessee, of their desire to have possession of the premises, or to change the conditions of the Lease after such expiration, or the like notice be given by the Lessee to the Lessors of its intention to vacate the premises after such expiration, then it is hereby agreed that this Lease will be considered as ever