

State of South Carolina,
County of Greenville.

Article of Agreement entered into at Greenville, South Carolina, this 24th, day of March, 1925, by and between Ella W. Hard of the first part, Lessor and The Salvation Army, a corporation under the laws of New York State, Lessee, Witness:

That the Lessor leases unto the Lessee for a period of five (5) years beginning April 1st, 1925, and ending March 31st, 1930, all that certain lot of land with buildings thereon in City of Greenville, said County and State on the Southeast corner of Arlington Avenue and Sumner Streets, house number being No. 101, located and shown on City Map (recent map) as the lot of the lessor, page _ of said map, to be used by the lessee as an apartment house, home for nurses, or dwelling house upon the following conditions: The Lessee is to pay as rent therefor on or before the last day of each month for the entire period of five (5) years, Eighty-three and 35/100 (\$83.35) Dollars, this being the fixed monthly rental for said premises, said rent to be paid unto the Lessor at her residence in Greenville County, S.C., or to her designated agent each month by the Lessee.

The Lessee is to replace all broken glass in said house, to keep the plumbing and fire grates in repair or to make replacements where worn out, to keep the inside walls and floors in good condition, and to take good care of all the buildings on said land, and to return the possession of same unto the Lessor when said lease expires in good condition, but the Lessee is not required to make repairs to the outside of the dwelling house.

In the event of complete destruction of the dwelling house by fire, said lease shall terminate, but a partial damage by fire may be repaired by the Lessor, and the Lessor is to decide whether it is advisable or to her interest to repair any injury by fire, and if she shall elect to repair said house after injury to it by fire, provided repairs are made within sixty (60) days after the fire, then the Lessor is to continue said lease, and if it becomes necessary for the Lessee to vacate said premises on account of the fire, no rent is to be collected or charged for the time the Lessee vacates until said premises are made ready for the Lessee to again occupy.

The Lessor may terminate, at her option this lease, if the Lessee shall become in arrears of the monthly rent for a period of thirty (30) days. This lease shall bind the Lessor and her heirs, executors and administrators and the lessee, its successors and assigns.

This lease is not assignable by Lessee without the written consent of the Lessor.

In Witness whereof the parties hereto have hereunto set their hands and seals the day and year above written at Greenville, S.C.

Witnesses:

Elizabeth W. Hard

H.K. Townes

C. Arthur Miller

T.C.S. Wallace.



Thomas C.S. Wallace
Notary Public, Bronx County No. 6
Bronx County Register No. 20
Certificate filed New York Co. Clerk's No. 93.
New York Co. Register's No. 5153.
My Commission Expires March 30th, 1925.

Ella W. Hard
Lessor

The Salvation Army

Lessee
By Richard C. Holz,

Vice President.



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State of South Carolina,
County of Greenville.

Personally appeared before me H.K. Townes, who being duly sworn says, that he saw Ella W. Hard, sign, seal and as her act and deed deliver the foregoing lease and that he with Elizabeth W. Hard witnessed the execution thereof.

Sworn to before me this 3rd, day of April, A.D. 1925.

H.K. Townes

E.D. Allen (L.S.)

Notary Public for S.C.



State of New York,
County of New York.

Personally appeared before me, Thomas C.S. Wallace, who being duly sworn says, that he saw Richard C. Holz sign, seal and as his act and deed deliver the foregoing lease and that he with C. Arthur Miller witnessed the execution thereof.

Sworn to before me this 19th, day of June, A.D. 1925.

Thomas C.S. Wallace

H.C. Alexander (L.S.)

Notary Public for New York.



Notary Public, New York County.
New York County Clerk's No. 98.
New York Register's No. 6021.
Commission expires March 30, 1928.

Recorded June 23rd, 1925 at 11:40 A.M.

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