

And the said Lessee further agrees to quit and deliver up the same to the Lessor, or his attorney, peaceably and quietly at the end of the term in as good condition, reasonable use thereof, fire and other unavoidable casualties excepted, as they are now and not to make or suffer any waste thereof.

The above premises are described as being located at #423 South Main Street, in the City of Greenville, S.C., store room 17 feet wide by seventy feet in length and ceiling fourteen feet in height.

It is expressly agreed that if there is default in the payment of the rent above stipulated for thirty (30) days after same is due, the said Lessor, his attorney or Agent shall have the right to re-enter and re-possess the said premises and to expel and remove therefrom the said Lessee or any person occupying the same.

In witness whereof said parties have hereunto interchangeably set their hands and seals the day and year first above written.

Witness:

T.C. Gower,  
F.W. Symmes.

W.C. Cleveland (L.S.)  
Lessor.

Witnesses as to  
Trivers Clothes Stores Corp.  
Samuel Wasserman  
Rose Shaperd.

Trivers Clothes Stores Corporation  
Nathan Trivers (L.S.)  
Lessee.  
President.

State of South Carolina,  
County of Greenville.

Personally appeared before me T.C. Gower and made oath that he saw the within named W.C. Cleveland sign, seal and as his act and deed deliver the within Instrument for the uses and purposes herein named and that he with F.W. Symmes witnessed the due execution thereof.

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

T.C. Gower.

A.G. Gower (L.S.)  
Notary Public for S.C.  
My Comm. Expires at the will of the Gov. of S.C.



State of New York,  
County of New York.

Personally appeared before me Samuel Wasserman and made oath that he saw the within named Trivers Clothes Stores Corporation by its duly authorized officer Nathan Trivers, as President sign, seal with its corporate seal, and as the act and deed of said Corporation deliver the within attached written instrument, and that he with Rose Shaperd witnessed the execution thereof.

Sworn to before me this 10 day of  
November, A.D. 1925.

Samuel Wasserman

Jack Livingston (L.S.)  
Notary Public for New York Co., New York.  
My Comm. Expires March 30th, 1926  
New York County Clerk's No. 224  
New York Register No. 6130.



Recorded November 14th, 1925 at 9:55 A.M.

530

State of South Carolina,  
County of Greenville.

This Indenture made this 3rd, day of January, 1925, Witnesseth:

That I, W.C. Cleveland, do hereby lease unto the Trivers Clothes Corporation, #801 & 807 Broadway, New York City, store room located at #423 South Main Street, in the City of Greenville, County and State aforesaid.

To Have and to Hold for the term of Ten (10) years, possession given January 15th, or earlier if possible, said premises being vacated by the Army Salvage Warehouse Company.

And the Lessee above named promises to pay as rental for the premises above mentioned the sum of Three hundred & no/100 (\$300.00) Dollars per month for three (3) years, starting April 1st, 1925, and payable on the 1st, day of each calendar month thereafter. Possession of premises on or before 15, January 1925.

And the Lessee above named promises to pay as rental for the premises above mentioned the sum of Three hundred & twenty-five and no/100 (\$325.00) Dollars per month for three years from April 1st, 1925, and payable on the 1st, day of each calendar month.

And the Lessee above named promises to pay as rental for the premises above mentioned the sum of Three hundred & fifty and no/100 (\$350.00) Dollars per month for four (4) years from April 1st, 1931, and payable on the 1st, day of each calendar month

(Next Page)

END OF DOC