

State of South Carolina, } Lease.
County of Greenville. }

This agreement made and entered into by and between John T. Woodside, of the one part, and hereinafter called the Lessor, and C. M. Carson Jr. of the other part, and hereinafter called Lessee;

Witnesseth:

That for and in consideration of the rent to be paid, and the terms and conditions hereinafter stated, the Lessor has let and rented to the Lessee, and he has hired and taken from the Lessor that portion of the old Mansion House Building, which consists of all stories above the ground floor, which stories are direct over and above the store room now occupied by Carpenter Brothers and the store room that was occupied by Ashmore & McDavid, all situate on the West side of South Main Street, in the City and County of Greenville, South Carolina, for a term of eighteen months, beginning the first day of March, 1924.

For the use and occupation of the said premises the Landlord is to receive and the Tenant to pay the sum of Two hundred Dollars for each and every consecutive month during the aforesaid period, paying the sum for the first six months in advance, and after that, payment for each consecutive month in advance.

A Hotel building is contemplated to be erected on the land immediately adjacent to that portion of the building hereinabove described, as having been occupied on the ground floor by Ashmore & McDavid and, of course, along side of the upper stories of said building, and in the erection of said Hotel a wall will form a part thereof, being along side of store room and upper stories above referred to, and it may be necessary to tear out and remove certain of the wall constituting a part of the premises herein let, and it is, therefore, agreed by and between the parties hereto that said wall may be erected and such other alterations, removal or changes to the walls already built, as may be necessary for the building of said Hotel, without liability or accounting to the Tenant, for any inconveniences he or his family, employees, servants or guests may suffer or claim.

It is further agreed that the Landlord will erect a stair way at such suitable place as to him seems best, which shall extend from the second to the third floor of the premises herein let.

It is further agreed and understood that the Tenant will fire the furnace heating the building, as it now stands or as it shall be after the changes and construction
(Over).