

The State of South Carolina, City of Greenville.
This agreement made and entered into this tenth day of December, 1923 by and between E. M. Wharton and Dr. J. D. Guess. Witness that E. M. Wharton has leased to Dr. J. D. Guess, who has hired and taken the same, the front suite of offices on the North side of the building located in the City of Greenville, known as 326 and 328 North Main Street and as the Cushman Building.

In the event of fire, if the damage shall amount to fifty per cent of the value of the building, either party may cancel this lease by written notice.

The tenant agrees to make good all damages to the premises, its fixtures and equipment during the tenancy due to the negligence of him self, his servants or agents or persons on the premises expressed or implied, the roof excepted, which the landlord agreed to keep in good condition.

Dr. J. D. Guess agrees not to sublet or any portion thereof without the written permission of the landlord. Dr. J. D. Guess further agrees to accept this lease and its covenants and to pay therefor to E. M. Wharton a rental of fifty dollars per month, beginning January the first 1924 for five years during December the thirty first 1929. The said rent to be paid monthly in advance the first day of each month.

It is mutually understood that the center hall may be used as a joint reception room for the surrounding offices. It is further agreed that E. M. Wharton shall provide heat and water for these premises during the term of this tenancy.

It is further mutually agreed that the suite of offices on the front north side will not be leased to a tenant who does not meet the approval of Dr. J. D. Guess.

In witness whereof E. M. Wharton and Dr. J. D. Guess has hereunto set their hand and seal, this tenth day of December, 1923.

In Presence of: E. M. Wharton (Seal)
S. I. Helms, J. D. Guess (Seal)
Hugh Smith.

State of South Carolina,
County of Greenville.

Personally comes S. I. Helms and makes oath that he saw the within named Dr. J. D. Guess sign and seal the written instrument within, and that he with Dr. Hugh Smith witnessed the execution thereof.

Sworn to before me this S. I. Helms.

12th day of February, 1923.

C. W. Strubling (C. S.)
Notary Public S. C.

Recorded April 2nd, 1924.

END OF DOC

State of South Carolina,
County of Greenville.

For value received, Beaufort Truck Growers Association, a Corporation, releases unto Geo. W. Ricketaker, his heirs and assigns, the lien of its judgment against M. B. Watson on file in the Office of the Clerk of the Court of Common Pleas and County Clerk for Greenville County, S. C., constituting Judgment Roll C-64, on all that lot, No. 10, Block Four Greenville Avenue, conveyed by M. B. Watson to Geo. W. Ricketaker, deed dated February 25th, 1924.

Witness its hand and seal this 6th day of March A. D. 1924.
Witnesses: - Beaufort Truck Growers Association.
W. C. Moore, By: J. L. Butler, President.
Lucy Reed and J. W. Exley, Jr. Secretary.

State of South Carolina,
County of Beaufort.

Personally appeared before me W. C. Moore who upon oath says that he saw Beaufort Truck Growers Association by its duly authorized officers J. L. Butler President and J. W. Exley Jr. Secretary, sign, seal and as its act and deed deliver the foregoing release for the use and purpose mentioned therein and that he with Lucy Reed witnessed the execution thereof.

Sworn to before me this 6 day of March A. D. 1924.

W. C. Moore, R. S.

Notary Public for South Carolina.



W. C. Moore.

Recorded April 4th - 1924.

END OF DOC