

State of South Carolina,
County of Greenville.

Whereas, Mary C. Harris did on July 28th, 1911, execute a certain deed, whereby she leased unto Long Blue Granite Company, a corporation, for the term of nineteen (19) years, commencing September 1st, 1911, and ending August 31st, 1930, a certain lot of land situate in the County and State aforesaid, at the southwest corner of McBee Avenue and Falls Street of which the lot hereinafter described is a part, and

Whereas, said Long Blue Granite Company did thereafter on July 24, 1912, sub-let to D.B.-Traxler the lot hereinafter described for the remainder of the term, to-wit: Until September 1st, 1930, at a monthly rental of Thirty-two and 50/100 (\$32.50) Dollars, payable monthly in advance, and

Whereas, the said Mary C. Harris did subsequently die, leaving as her sole heir at law, her daughter, Sue Earle, and

Whereas, the said Sue Earle did subsequently sell and convey all her interest in said lot of land, subject, however, to said lease, unto D.L. Norris, his heirs and assigns, and

Whereas, the said D.B. Traxler hereinafter referred to as Lessor, has agreed to sub-let the said lot of land unto Marshall Moore and Hamlin McBee, hereinafter referred to as Lessees upon the terms herein set forth:

Now, Therefore, in consideration of the premises and of the rents hereinafter agreed to be paid, the Lessor does hereby lease and sub-let unto the Lessees that certain rectangular strip of land on the south side of E. McBee Avenue (in the City of Greenville, County and State aforesaid), and on the west side of Falls Street, measuring on McBee Ave. 32-1/2 feet, and on Falls Street 140 feet, to the railroad track. Being the lot of land described in said lease from Long Blue Granite Company to D.B. Traxler which is recorded in the R.M.C. Office in Vol. 22, page 110.

Said lease shall begin on June 1st, 1920, and shall end on Sept. 1st, 1930, at a rental of One hundred (\$100.00) Dollars per month, payable monthly in advance during the full term of said lease, as follows: Thirty-two and 50/100 (\$32.50) Dollars shall be paid to the said D.L. Norris, or his assigns, and the remainder to-wit: Sixty-seven and 50/100 (\$67.50) Dollars shall be paid to the said D.B. Traxler, or his assigns.

And the Lessees agree that they will whenever required by said parties exhibit to the Lessor or his assigns, the receipt or other evidence showing that they have made the payments herein stipulated unto the said D.L. Norris, or his assigns.

And should the said Lessees fail to make payment to the said D.L. Norris, or his assigns, as herein provided, then and in such case the Lessor, or his assigns, shall have the privilege of making said payment and charging the same against the Lessees and their assigns, with interest at the rate of Seven (7%) per annum, and said charge shall constitute a lien upon the premises hereinabove described in the hands of the said Lessees and their assigns.

It is agreed that the Lessees and their assigns shall pay all taxes over all improvements placed upon said premises and any assessment for street or sidewalk paving levied during this tenancy and if not so paid within three (3) months after proper demand by the authorities, the Lessor shall have the right to pay the same, charging the amount with interest against the Lessees and their assigns.

And the Lessor does hereby transfer and assign unto the Lessees and their assigns all the rights and privileges conferred upon him under and by the said Lease made by Long Blue Granite Company as aforesaid.

And the Lessees on their part do hereby bind themselves, their executors, administrators and -

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assigns, to accept this lease and to pay promptly the full amount of the rents stipulated herein and to pay any other costs or charges that may accrue against them under the terms of this lease.

It is agreed that the Lessees may assign this lease or sub-let the premises but in such case the Lessees, their executors and administrators, shall still be bound to make payment of said rents as aforesaid.

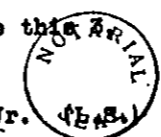
In testimony whereof, said parties have hereunto set their hands and seals this 3rd. day of May 1920.

In presence of:	Marshall Moore	(L.S.)
	Lessor	
Mattie Lane	Hamlin B. McBee	(L.S.)
J.Theo Solomons, Jr.	D.B. Traxler,	(L.S.)

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Personally appeared before me Mattie Lane who being duly sworn says that she saw D.B. Traxler, Marshall Moore and Hamlin McBee, sign, seal and as their act and deed deliver the foregoing deed and that she with J.Theo Solomons, Jr. witnessed the execution thereof.

Sworn to before me this 3rd day of May, 1920.
J.Theo Solomons, Jr.
Notary Public for S.C.



Mattie Lane

Recorded May 4th, 1920 at 2:10 P.M.

END OF DEED