

This Indenture

Made this 14th day of November in the year of our Lord, One Thousand Nine Hundred twenty-eight, Between A. E. Morris, F. O. Morris and H. B. McKay, party of the first part, and Carpenter Bros. Drug Company, Inc. a South Carolina Corporation party of the second part,

Witnesseth, That the party of the first part, having full authority to make the agreements hereinafter set forth, for and in consideration of the covenants and agreements hereinafter mentioned, to be kept and performed by both parties hereto, have demised and leased to the party of the second part, the premises in the City of Greenville, County of Greenville and State of South Carolina, known and described, as follows:

That part of a certain lot of land situate in the City of Greenville, S.C. on the West side of North Brown Street and the South side of Oak Street, having the following boundaries, to wit: Beginning at an iron pin, at the Southwest corner of North Brown Street and Oak Street, and running thence with the West side of North Brown Street, in a southerly direction, 40 feet to an iron pin; thence in a westerly direction in a line parallel with Oak St. 107 feet to line of Carpenter lot; thence with line of Carpenter lot, 40 feet to Oak St.; thence with Oak Street 107 feet to the beginning point.

Together with the building to be erected on a portion of the above described lot, by Party of the First Part in accordance with revised plan and specifications furnished by Sears, Roebuck & Company. Said building to consist of a basement, first and second story, to be occupied for the sale of Merchandise usually carried in stores of Sears, Roebuck & Company.

To have and to hold the same, unto the party of the second part, from the date owner notified tenant that building is completed and ready for occupancy, until a period of twenty years shall have elapsed,

and the party of the second part in consideration of said demise, do covenants and agree with the party of the first part, as follows:

First: To pay as rent for said demised premises, the sum of Forty-six Thousand (\$46,000.00) Dollars, payable in monthly installments as follows: One Hundred Ninety-one and 64/100 (\$191.66) Dollars per month, in advance, upon the first day of each and every month of said term, at Post Office Box 25, Greenville, S.C. This lease is made however, with the understanding that said lease shall be immediately assigned and transferred to Sears, Roebuck & Company, or, the

(over)

For Assignment to this Party see Book 147 at Page 541

This document is a true and correct copy of the original as recorded in the office of the Register of Deeds for the County of Greenville, S.C. on the 19th day of November, 1928. Vol. 148 - of R. E. Deeds - Page 255