

Should any installment of rent be more than thirty days in arrears, the Lessors may, at their option, either declare the full amount of the rent for the entire term immediately due and payable and proceed to collect the same by legal process, or may declare this lease terminated and take immediate possession of the premises collecting the rent up to the re-

Should the Lessee at any time during the term of this lease become insolvent or make an assignment for the benefit of creditors or file a petition in bankruptcy, or should a petition in bankruptcy be filed against it, or should the Lessee violate any of the covenants of this lease, the Lessors may, at their option, declare this lease terminated, and it shall thereupon become null and void, and the Lessors shall have the right to take possession of said premises upon thirty days notice.

The Lessee further covenants that at the expiration or sooner termination of this lease, it will deliver up to the Lessors peaceable possession of said premises in as good condition as they are now, reasonable wear and tear alone excepted.

In witness whereof the said Lessors and the Lessee have hereunto set their hands and seals this day and year first above written.

J. F. Floyd
M. L. Gregory

Goodie Floyd (Seal)
Gladys F. King (Seal)
Lecter F. Carey (Seal)
Evelyn E. Johnson (Seal)
Carl Floyd (Seal)

Personally appeared before me a Notary Public for South Carolina, J. F. Floyd, who being duly sworn says that he saw the above parties sign, seal and execute the within lease consisting of two typewritten pages, and that he with M. L. Gregory witnessed the execution thereof.

J. F. Floyd
Witnessed and Subscribed before me this 2nd day of July, 1931
Oscar E. Brown
Notary Public for South Carolina
Recorded July 2, 1931 at 10:25 a. m. 404