

LEASE

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

The Liberty Life Insurance Company, lessor,

in consideration of the rental hereinafter mentioned, have granted, bargained and released and by these presents do grant, bargain, and lease unto

H. S. Tallon lessee,

for the following use, viz:

Store room located at the north-east corner of Augusta and University Streets the

for the term of from January 1, 1933, to December 31, 1934.

and the said lessee in consideration of the use of said premises for the said term, promises to pay the said lessor the sum of Sixty and no/100 (\$60.00)

per month Dollars, payable in advance 1st of each month

The lessee hereby agrees to take the building just as it stands unless otherwise agreed upon in writing, and the lessee only require of the lessor the use of the premises for the business mentioned but no other. The lessor to repair the roof should it leak, it is also fully agreed that the roof is considered sound and the lessor not to pay any damages from leaks should any occur. Use of the premises for any business other than herein called for shall cancel this lease if the lessor so desires and give notice of same in writing.

If the business is discontinued or the premises wanted before the expiration of the lease then the whole of the unexpired time becomes immediately due and payable.

Outside signs to be erected that may connect with the parageet or any other outside part of the building must be consented to by the lessor before being erected.

H. S. Tallon, his

To Have and to hold the said premises unto the said lessee. executors and administrators for the said term. It is agreed by the parties hereto that this lease shall continue from year to year on the same terms, unless the party desiring, to terminate it after the expiration of the term above mentioned give to the other party one months written notice previous to the time of the desired termination, but the destruction of the premises by fire or making it unfit for occupancy or other casualty, or one months arrear of rent, shall terminate this lease, if the lessor so desires. The lessee agree to make good all breakage of glass and all other injuries done to the premises during the term, except such as are produced by natural decay and agree to make no repairs, improvements or alterations in the premises without the written consent of the lessor nor sub-rent without the lessors written consent.

The lessee hereby acknowledges having a duplicate of this lease.

Witness our hands and seals the 25 day of November 1932

Witness: R. E. McDonald, The Liberty Life Ins. Co. (SEAL)
Robt. D. Ritchie. BY: M. M. Erwin, Asst. Treas. (SEAL)

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE }

PERSONALLY, comes Robt. D. Ritchie

and makes oath that he saw the within named H. S. Tallon & M. M. Erwin, Asst. Treas. Liberty Life Ins. Co.

sign and seal the within written instrument, and that he with R. E. McDonald, witnessed the execution thereof.

Sworn to before me this 23rd,
day of November 1932

Robert R. Scalas, Jr. (L. S.)
Notary Public, S. C.



Robt. D. Ritchie.

S. C. Stamps \$.60 cents

Recorded November 26th 1932 at 3:40 o'clock P. M.