FORM 2

VOL. 387

LEASE

THE STATE OF SOUTH CAROLINA,
County of Greenville.

Central Agencies Company lessor

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

G. N. Butler lessee,

~~the following described~~ premises situated at 41 Orchard Drive, Greenville S.C.

known as the Mansion Apts. the

for the term of one year or year to year, April 1, 1939

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 Four Hundred Fifty

and no/100 Dollars

payable in equal monthly installments

per month, beginning April 1, 1939 and repeat payment every month

~~[illegible] and the lessee only requires of the lessor the use of the premises herein leased. It is also fully agreed that the roof is considered sound and the premises are in tenantable condition. The lessee to keep the roof should it leak it is also fully agreed that the lessor may at any time, upon giving the lessee ten days notice, cancel this lease if the lessee does not keep the premises in good condition. If the lessee shall default in the payment of any installment when due, then the lessor may at any time thereafter, without notice or demand, cancel this lease and the whole of the unexpired term shall become immediately due and payable.~~

~~If the lessee shall default in the payment of any installment when due, then the lessor may at any time thereafter, without notice or demand, cancel this lease and the whole of the unexpired term shall become immediately due and payable.~~

~~Should the building be destroyed or so damaged from the fire or other casualty that the building may be considered a total loss, the lease before expiration shall be cancelled.~~

STATE OF SOUTH CAROLINA,

Personally appeared before me J. Langston and [illegible] the within instrument and [illegible] the within instrument and [illegible] Agent. [illegible] J. P. Mims witnessed the execution

Sworn to before me this 17 day of March A.D. 1939 Juanita Langston

Ellie Farmer (SEAL) Notary Public, S. C. Probate Recorded March 17, 1939, at 4:40 P.M.

It is agreed that this lease may be cancelled upon death of lessee or transferred to the City.

To Have and to Hold the said premises unto the said lessee his 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 lessee shall give the lessor or the lessor shall give the lessee notice in writing at least one month previous to the end of any such term, of the termination of the premises by the lessee, or the lessor, as the case may be, or unless it shall be prematurely or other casualty, or contingency or accident happen to the premises, in the lessor's opinion, to make it unfit for occupancy, in which case the lessor may terminate the lease.~~ The lessee agrees 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 age. 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 this 13 day of March 1939

Witness: G. Fay Henderson, Ea Line Chapman — Central Agencies Company agent (SEAL) Lessor

Approved by: By G. N. Butler (SEAL) Owner

Witness: J. Langston, J. P. Mims — G. N. Butler (SEAL) Lessee

not Central Agencies Co.

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE

PERSONALLY, comes Fay Henderson

and makes oath that he saw the within named G. N. Butler

sign and seal the within written instrument, and that he with

witnessed the execution thereof.

Sworn to before me this 17 day of March 1939

Dorothy U. Sanders (L. S.) Notary Public, S. C.

Fay Henderson

S. C. Stamps $ and 20 cents

Recorded March 17th 1939 at 4:40 o'clock P. M.