

LEASE

THE STATE OF SOUTH CAROLINA,
County of Greenville.

J. P. Thompson lessor,
in consideration of the rental hereinafter mentioned, have granted, bargained and released and by these presents do grant, bargain, and lease unto
Stinson and Sons lessee,
situated in the Merchants located just off West Washington
Street, Greenville, S. C. known as the former location of the
Horton Water House
for the term of Three years

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 Twenty Seven Hundred

Dollars
payable in advance \$75.00 per month on the
15 day of each and every month beginning February 15, 1942 and
The lessor hereby agrees to take the building just as it stands without 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. One 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 before the expiration of the lease then the whole of the unexpired time become immediately due
and payable.

Outside signs to be erected that may conflict with the paraged or any other outside part of the building must be consented to by the lessor before be-
ing erected.
payable on the 15 day of each and every month thereafter.
The lessee has an option for a lease of two additional years.
The Commodore are to be put in condition. All broken windows
to be replaced. All doors to be put in condition & be locked.
Stairway to be repaired. Garage doors that are down are
to be being. Office to be cleaned up and all rubbish to be
removed. Brick work to be repaired on front corner.

To Have and to hold the said premises unto the said lessee her
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 Sixty days 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 20 day of January 1942
Witness: J. P. Thompson (SEAL)
Willie Mae Watson (SEAL)
W. E. Razor (SEAL)
W. B. Bailey
Secy. & Treas.

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE }
PERSONALLY, comes Willie Mae Watson
and makes oath that he saw the within named J. P. Thompson & W. B. Bailey
sign and seal the within written instrument, and that he with W. E. Razor
witnessed the execution thereof.

Sworn to before me this 23
day of March 1942
W. H. Holland (L. S.)
Notary Public, S. C. Willie Mae Watson