

It is agreed that the failure of the Lessee to pay any of the monthly installments hereinabove provided within thirty (30) days from the due date thereof shall terminate this lease, at the option of the Lessor, and thereupon the Lessor shall have and be entitled to the right of re-entry without the necessity of legal proceedings. However, in event any of the monthly installments hereinabove provided are not paid by the Lessee within thirty (30) days from the due date thereof or in event the business hereinabove set forth is discontinued or in event the premises are vacated before the expiration of the term of this lease, then, at the option of the Lessor, the whole amount of unpaid and future installments shall immediately become due and payable to the Lessor.

The Lessee agrees to vacate the premises immediately upon the expiration of the term of this Lease or upon termination of this Lease as hereinabove provided.

It is further agreed that bankruptcy of the Lessee shall terminate the within lease, and also should the business of the Lessee be placed in the hands of a receiver in the State Court the within lease shall be terminated.

The Lessee agrees not to sub-rent the premises or any part thereof and not to assign this lease, without written consent of the Lessor.

To Have and to Hold the said premises unto the said Lessee, his heirs and assigns, for the said term.

This Lease is executed in Duplicate and a copy hereof retained by each party hereto.

In witness whereof, we, the undersigned, have hereunto set our hands and seals this the 29th day of October, 1938.

Witnesses as to Lessor:

Roy F. Hunt  
Robert R. Scales, Jr.



THE LIBERTY LIFE INSURANCE COMPANY (SEAL)  
BY: Wm. P. Anderson Lessor  
Treasurer.

Witnesses as to Lessee:

Roy F. Hunt  
Robert R. Scales, Jr.

R. C. Collins (SEAL)  
R. C. Collins, Individually and doing  
business as Collins Motor Company, Lessee.

State of South Carolina,  
County of Greenville.

Affidavit

Personally appeared before me Roy F. Hunt who, being duly sworn, says that he saw the above named The Liberty Life Insurance Company by its Treasurer, Wm. P. Anderson, sign, seal and as the act and deed of the said Corporation, deliver the within written Lease, and that he with Robert R. Scales, Jr. witnessed the execution thereof.

Sworn to and subscribed before  
me this 29th day of October, 1938

Robert R. Scales, Jr. (L. S.)



Roy F. Hunt

Notary Public for S. C.

State of South Carolina,  
County of Greenville

Affidavit

Personally appeared before me Roy F. Hunt, who, being duly sworn, says that he saw the within named R. C. Collins, Individually and doing business as Collins Motor Company, sign, seal and as his act and deed deliver the within written Lease, and that he with Robert R. Scales, Jr. witnessed the execution thereof.

Sworn to and subscribed before me this  
29th day of October, 1938.

Robert R. Scales, Jr. (L. S.)



Roy F. Hunt.

Notary Public for S. C.

S. C. Stamps \$4.80

Recorded this the 31st day of October, 1938 at 2:32 P. M. #12356 BY: E.G.