

6. The Landlord covenants and represents that the Tenant may use the premises for any lawful purpose and should the Tenant be restrained from or denied the privilege of using the premises for any purpose incident to the general conduct of the Tenant's business for any reason other than its own default hereunder, the Tenant, without prejudice to other remedies, may at any time thereafter cancel this lease. The Tenant shall commit no waste and shall not use the premises for any unlawful business or purpose whatsoever. The Tenant shall not be liable for any loss or damage caused by fire irrespective of the cause thereof and the Tenant shall not be liable for any loss or damage caused by Act of Providence or the elements.

7. The Tenant, at its own expense, may from time to time install on the premises any equipment, fixtures and improvements and remove them and may make any alterations or additions in a good and workmanlike manner in and to the premises and may erect and remove any signs on the premises which it may deem necessary or suitable for the conduct of its business.

8. Should the Tenant hold over in possession after the expiration of the original term or of any extended term, such holding over shall not be deemed to extend the term or renew the lease, but the tenancy thereafter shall continue upon the covenants and conditions herein set forth at the monthly rate of rental in effect for the last month of the term until terminated by either party by notice designating the date of termination given to the other party Ninety (90) or more days before such date.

9. Notices to the Tenant hereunder shall be sent by Registered Mail addressed to "Montgomery Ward & Co., Chicago Avenue and Larrabee Street, Chicago, Illinois, Attention of the Secretary," Notices to the Landlord may be sent to the person to whom rent was last paid in accordance with this lease. This agreement shall be binding upon and inure to the benefit of the parties hereto, their respective heirs, executors, administrators, successors and assigns.

In witness whereof the parties hereto have caused this lease to be duly executed as of the 16th day of May, A. D. 1939.

In the presence of:

K. Z. Whitmire  
Witness  
C. E. Ashmore  
Witness  
S. J. Zallan  
Witness  
R. Killen  
Witness



WOODSIDE COTTON MILLS CO.  
BY: W. H. BEATTIE (SEAL)  
V. PRESIDENT & TREAS.  
ATTEST: GEORGE BROWNLEE (SEAL)  
SECRETARY.



MONTGOMERY WARD & CO., INCORPORATED  
BY: STUART L. BALL  
SECRETARY.

ACKNOWLEDGMENTS.

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE. SS

PERSONALLY appeared before me K. Z. Whitmire who being duly sworn, says that he saw the corporate seal of Woodside Cotton Mills Co. affixed to the foregoing instrument and that he also saw W. H. Beattie, V<sup>e</sup> President and George Brownlee; Secretary of said Woodside Cotton Mills Co., sign and attest the same, and that he, with C. E. Ashmore witnessed the execution and delivery thereof as the act and deed of the said Woodside Cotton Mills Co.

Sworn to before me this 16th day of May, 1939. K. Z. Whitmire

E. O. Todd  
Notary Public  
My commission expires: at the pleasure of the Governor.  
State of Illinois  
County of Cook. ss



Personally appeared before me H. W. Vogt, who being duly sworn, says that he saw the corporate seal of Montgomery Ward & Co., Incorporated, affixed to the foregoing instrument and that he also saw Stuart I. Ball, Secretary of said Montgomery Ward & Co., Incorporated, sign the same, and that he, with R. Killen witnessed the execution and delivery thereof as the act and deed of the said Montgomery Ward & Co., Incorporated.

Sworn to before me this 14 day of June, 1939. H. W. Vogt.  
Loretta G. Hallihan, Witness  
Notary Public. My commission expires:  
Loretta G. Hallihan, Notary Public, Cook County, Ills.  
My commission expires Dec. 29, 1940.



NOTICE: EMPLOYEES OF MONTGOMERY WARD & CO. HAVE AUTHORITY TO NEGOTIATE THE TERMS OF LEASES. THEY HAVE NO AUTHORITY TO MAKE OR AGREE TO MAKE A LEASE. This lease shall not be binding upon either party until executed by an officer of the Tenant Corporation.

S. C. Stamps \$0.64

Recorded September 23rd, 1939 at 9 A. M. #12042 BY: E.G.