

TITLE TO REAL ESTATE

Government, if required by the Lessor, shall, before the expiration of this lease or renewal thereof, restore the premises to the same condition as that existing at the time of entering upon the same under this lease, reasonable and ordinary wear and tear and damages by the elements or by circumstances over which the Government has no control, excepted: Provided, however, that if the Lessor requires such restoration, the Lessor shall give written notice thereof to the Government ninety days before the termination of the lease.

- 9: The Government shall pay the Lessor for the premises rent at the following rates Three Hundred and Sixty Dollars (\$360.00) per annum, Payment shall be made at the end of each month.
- 10: Whenever any building or part of a building under lease becomes unfit for use as a post office, no rent shall be paid until the same shall be put in a satisfactory condition by the owner thereof for occupation as a post office, or the lease may be canceled, at the option of the Postmaster General.
 - (a) This lease may be terminated upon ninety days' notice in writing to the Lessor whenever the Post Office Department shall decide to move the office into a Government-owned building which shall have been provided for it.
 - (b) This lease may be terminated upon ninety days' notice in writing to the Lessor whenever, in the judgment of the Department, the growth of the service at that office renders additional room necessary and the Lessor is unable or unwilling to furnish suitable and sufficient additional space at an additional rental satisfactory to the Department.
- 11: No Member of or Delegate to Congress or Resident Commissioner shall be admitted to any share or part of this lease or to any benefit to arise therefrom. Nothing, however, herein contained shall be construed to extend to any incorporated company, if the lease be for the general benefit of such corporation or company.

Paragraph 5 was eliminated before signing.

IN WITNESS WHEREOF, the parties hereto have hereunto subscribed their names as of the date first above written.

(Corporate Seal here if Corporation)

(Two witnesses required to signature of Lessor) Mrs. A. D. Cannon

(SEAL)

1- Ethel Casey

A. D. Cannon

(SEAL)

2- M. O. McGee

Lessor

(Annual Rental, \$360.00)



This Space is for the Post Office Department Seal

THE UNITED STATES OF AMERICA
By- Frank C. Walker
Postmaster General

(Witness to signature of Postmaster General)
Marguerite A. King

APPROVED AS TO TERMS OF CONTRACT
~~The rental is not in excess of~~
~~15 percent of the fair market~~
~~value of the premises~~

Approved as to legality.
Vincent M. Miles
Solicitor for the Post Office Department

Walter Myers

Fourth Assistant Postmaster General

1450

FORM OF ACKNOWLEDGMENT FOR HUSBAND AND WIFE

State of South Carolina)
County of Greenville) ss

Personally appeared before me, a Notary Public in and for the County and State aforesaid, Mrs. A. D. Cannon and Arthur D. Cannon, her husband, who are known to me to be the same persons who executed the foregoing lease, and who acknowledged that they signed, sealed, and delivered the same as their free and voluntary act for the uses and purposes therein set forth.

And on the same day also voluntarily appeared before me Mrs. A. D. Cannon, the wife of the said Arthur D. Cannon to me well known as the person signing said lease, and in the absence of her, said husband declared that she had of her own free will signed and sealed the foregoing lease for the purposes therein contained and set forth, including the release of homestead and dower therein, of which she has full knowledge, without compulsion or undue influence of her said husband.

Done at Fountain Inn, in the County and State aforesaid, this 26th. day of November, 1940.

(Notarial Seal)

x



Ralph Hughes
Notary Public
My commission expires Pleasure of Governor.

S. C. Stamps \$1.44

Recorded December 30, 1940 at 3:08 P. M.
By- J. H.-