

TITLE TO REAL ESTATE

under this lease as against the new owner shall not be lessened or diminished by reason of the change of ownership.

(Nos. 17 and 18 marked out)

19. Any notices under or inquiries regarding this lease shall be delivered to The Peoples National Bank, Executor of the Estate of Clinton J. Morgan, Greenville, S. C. and to Lessee at 35 East Wacker Drive, Chicago, Illinois, or such other address as the parties may from time to time designate in writing. Notice may be given by registered mail, and in such event the date of service shall be the date on which the notice is deposited in a United States Post Office properly stamped and addressed.

20. It is expressly understood and agreed by and between Lessor and Lessee that there is no verbal understanding or agreement which in any way changes the terms, covenants and conditions herein set forth; and further, that this lease shall not be binding upon Lessee unless executed by a duly authorized officer or agent of Lessee.

21. The Lessee agrees to keep said premises insured for its fully insurable value against fire, explosion and tornado during the term of this lease.

Should the premises herein demised be destroyed or damaged by fire or otherwise so as to be unfit for use, the Lessee agrees to immediately restore the premises to their condition before such destruction or at the option of the Lessee, declare this lease null and void and pay over to the Lessor in cash the full insurable value of the premises.

In the event the Lessee elects to replace the premises, rent shall be abated until the premises have been restored, but under no conditions shall this period of abatement exceed one-hundred eighty (180) days from the date of such destruction.

S.C.A.
C.B.P.

The term of this lease shall be extended for period equal to the time the station is closed for such repairs.

IN WITNESS WHEREOF, the parties have caused the due execution of this agreement in duplicate on the day and year above first written.

WITNESSES AS TO LESSOR:

Louise S. Hightower
Minnie B. Christopher

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Minnie B. Christopher

Louise S. Hightower
Minnie B. Christopher

THE PEOPLES NATIONAL BANK OF GREENVILLE, S. C., EXECUTOR OF THE ESTATE OF CLINTON J. MORGAN

BY J. C. Hopkins (Seal)
Trust Officer

THE PEOPLES NATIONAL BANK OF GREENVILLE, S. C., TRUSTEE of the Estate of James H. Morgan

BY J. C. Hopkins (Seal)
Trust Officer

Ethel M. Morgan (Seal)
Ethel M. Morgan, Individually
and as Trustee of the James H. Morgan, Jr., Estate

Virginia W. Morgan (Seal)
Virginia W. Morgan

WITNESSES AS TO LESSEE:

Mary L. Mahon
D. D. Barnes



THE PURE OIL COMPANY (Lessee)
By Chas. W. Snider (Authorized Agent)

R. L. Milligan
(Assistant Secretary)

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

Personally appeared before me Louise S. Hightower and made oath that she was present and saw J. C. Hopkins Trust Officer of THE PEOPLES NATIONAL BANK of GREENVILLE, SOUTH CAROLINA, as Executor under the will of Clinton J. Morgan and as Trustee under the will of James H. Morgan, Ethel M. Morgan individually, and as Trustee under the will of James H. Morgan, Jr.,