

LEASE

THE STATE OF SOUTH CAROLINA, }
County of Greenville.

Occupied
12/19/46
O.C.T.

Stanley G. Piehl lessor,
in consideration of the rental hereinafter mentioned, have granted, bargained and released and by these presents do grant, bargain, and lease unto

Oscar C. Tigner lessee,

for the following use, viz.: residence

the house and lot located at 20 Druid Street, Greenville, South Carolina

for the term of one year from November 1, 1946 or date of occupancy
12/19/46

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 Seventy-Five and no/100 (\$75.00)

Dollars per month payable in advance

The lessee hereby agrees to take the building just as it stands unless 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. Use 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 or the premises vacated before the expiration of the lease then the whole of the unexpired time becomes immediately due and payable.

Outside signs to be erected that may connect with the parapet or any other outside part of the building must be consented to by the lessor before being erected.

The lessor hereby grants to the lessee an option to renew this lease for the period of one additional year at the same rental and under the same terms and conditions provided the lessee give the lessor 30 days notice in writing of his desire to exercise the said option.

It is further understood that the rent on this building shall not begin until the date of occupancy.

To Have and to Hold the said premises unto the said lessee S.G.P.
executors and administrators for the said term. ~~It is agreed by the parties hereto that this lease shall continue for six years unless the same be sooner terminated by the expiration of the term shown mentioned above to the other party.~~ O.C.T.

~~At the time of 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.

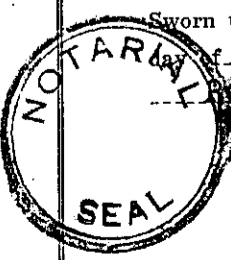
The lessee hereby acknowledges having a duplicate of this lease.
Witness our hands and seals the 4th day of October 19 46.

Witness: Stanley G. Piehl (SEAL) Lessor
Margaret Barnett (SEAL)
Emma Heard (SEAL) Oscar C. Tigner Lessee

S. C. Stamps 36¢

STATE OF SOUTH CAROLINA, }
COUNTY OF GREENVILLE }
PERSONALLY, comes Margaret Barnett
and makes oath that he saw the within named Stanley G. Piehl and Oscar C. Tigner
sign and seal the within written instrument, and that he with
Emma Heard witnessed the execution thereof.

Sworn to before me this 14 day of July 1947
Harry D. Tripp (L. S.)
Notary Public, S. C. Margaret Barnett



S. C. Stamps \$ and 36¢ cents

Recorded July 14th 1947 at 9:23 o'clock A.M. BY: E.G.