

STATE OF SOUTH CAROLINA JUN 18 3 40 PM 1949
 COUNTY OF GREENVILLE) L E A S E
) OLLIE FARNSWORTH
) R. M. C.

I, Harold F. Godshall, lessor, in consideration of the rental hereinafter mentioned, have granted, bargained and leased and by these presents do grant, bargain and lease unto J. Furman Neal and Ernest K. Young, lessees, the premises located at #27 Eighth Street, Judson Mill, Greenville, South Carolina, which are now occupied by W. T. Durham Grocery Store and on which is a one story brick building, for the term of three years commencing December 1st, 1947 and ending November 30, 1950. And the said lessees, in consideration of the use of said premises for said term, promise to pay to the lessor the sum of Forty (\$40.00) Dollars per month payable in advance on the first day of each and every month thereafter during the term of this lease, with the further understanding that the lessees shall have the option to renew this lease for an additional term of one year upon the same terms and conditions as provided herein by giving notice in writing of such intention to the lessor at least sixty (60) days prior to November 30, 1950.

TO HAVE AND TO HOLD the said premises unto the said lessees, their executors, administrators and assigns for the said term. Two (2) months arrear of rent shall terminate this lease.

The lessees intend to use these premises for carrying on a retail grocery and mercantile business but the lessees are not bound to use the premises exclusively for that purpose but may use them for any lawful purpose so long as the premises are used in such a manner as not to constitute a nuisance and so long as they are used in such a manner as not to increase the fire insurance rate. The lessor agrees to keep the walls and roof of said building in good repair and the lessees agree to make all other necessary repairs. The lessees agree that they

