

SOUTH CAROLINA DOCUMENTARY 372 317  
10 CENTS 10 CENTS 10 CENTS 10 CENTS

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

This Lease agreement entered into on the 1st day of February, 1949 by and between H. S. Shelton, hereinafter referred to as the Lessor, and W. Gordon McCabe of Flatrock, North Carolina and ~~O. J. Deal of Greenville, S. C.~~, hereinafter referred to as Lessee:

WITNESSETH

1. The Lessor, in consideration of the rental hereinafter mentioned, has granted, bargained, and leased, and by these presents does grant, bargain and lease unto W. Gordon McCabe ~~and O. J. Deal~~ the following described real and personal properties.

2. In consideration of the use of said premises, personal properties, fixtures and appliances, the Lessee promise and agree to pay to the Lessor the sum of \$150.00 per month, payable in advance. This Lease shall take effect as of the date of the execution hereof, but the above rental shall be at that time payable for the whole month of February, and thereafter said rental shall be paid on the first day of each and every month. This lease shall run to August 1, 1949, a period of six months from February 1, 1949.

3. The Lessee are hereby granted an option to renew said Lease at a rental of \$200.00 per month, payable on the first day of each and every month. Notice of desire to exercise this option shall be given by the Lessee to the Lessor in writing not less than sixty (60) days prior to the expiration of the above six-months' leasehold period. If the Lessee desires to purchase the property covered by this Lease prior to August 1, 1949, they are hereby granted the option to purchase same at a price to be agreed upon at the time of such election. This option, however, shall not extend beyond August 1, 1949, unless extended by further written agreement to be signed by the Lessor.