

JAN 30 3 19 PM 1951

OLIVE FARNSWORTH
R.M.C.STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) L E A S E 

THIS AGREEMENT made and entered into by and between Henry Theodore and James Theodore, hereinafter referred to as Landlords, and Thomas McAfee Funeral Home, hereinafter referred to as Tenant,

W I T N E S S E T H:

The Landlords hereby grant and lease the following described real estate unto the Tenant for and during a period of one year beginning February 1, 1951, and ending January 31, 1952:

"All that certain lot of land located on West McBee Avenue, fronting approximately 50 feet and extending back to a depth of 150 feet, known and designated as 227 West McBee Avenue,"

subject to the following terms and conditions:

1. The agreed rental is \$100.00 per month, payable in advance.
2. It is agreed that the Tenant may continue in possession of the premises under the same terms and conditions on a month to month basis after the expiration of this lease but said month to month tenancy may be terminated by either party giving to the other ninety (90) days written notice of their or its desire to terminate said lease.
3. Said lot is to be used for a parking lot for vehicles used by the Tenant and Tenants of the/ ^{Tenant herein named}, and any improvements or additions to be made to the said lot are to be made by the Tenant at its expense.

It is understood that time is of the essence of this agreement and should the Tenant be in default in payment of rent for a period of ten days after the same is due and payable, the Landlords shall have the right to terminate this lease, take possession of the premises, and eject the Tenant therefrom. Provided, however, this procedure shall in no wise relieve the Tenant from its liability for the payment of one full year's rental.