

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

LEASE OF BUILDING
FOR BUSINESS PURPOSES

THIS IN DEED made this 3rd day of September,
Nineteen Hundred and Fifty Three, between Dr. H. H. Gibbs of 904
Anderson Road, herein after called the Lessor, which expression,
where the context so admits, shall include the reversioner for the
time being immediately expectant upon the term hereby created, par-
ty of the first part, and, Luther M. Wallace of 7 Mims Street, here-
inafter called the Lessee, which expression, where the context so
admits, shall include his Executors, Administrators, and assigns,
party of the second part, WITNESSETH:

I. That, in consideration of the covenants herein
contained on the part of the Lessee to be observed and performed,
the Lessor doth hereby demise and lease unto the Lessee all that
tract or parcel of land, with the building thereon erected, and
known as No. 912 A. Anderson Road; the said area having a frontage
of 100' from the Southeast Corner of the property along Anderson
Road, and have a depth of approximately 150' from the front of the
building line; all in the County of Greenville.

TO HAVE AND TO HOLD the said premises unto the Lessee,
his Executors, Administrators, and assigns, for a term of Five (5)
years from the 4th day of September, 1953 to the 3rd day of
September, 1958.

Yielding and paying rent therefore the sum of \$900.00
the first year; \$1200.00 the second year; \$1500.00 the third year;
\$1500.00 the fourth year; and \$1500.00 the fifth year; the rent a-
foresaid to be paid at the rate of \$75.00 per month during the first
year of the lease; \$100.00 during the second year of the lease;
\$125.00 per month during the third, forth, and fifth years of the
lease; each and every installment payable at the office of the Les-
sor on the First of each month at 101 E. Broad Street, Greenville,
South Carolina, in cash or by check in advance on the first day of
each month, the first payment to be made upon the signing of this
lease.