

taxes, assessments, insurance premiums and charges for the year in which this option is exercised shall be paid by lessors; and lessors shall pay any necessary commissions and costs, furnish an abstract of title showing merchantable title to said premises, and execute and deliver a good and sufficient warranty deed conveying said premises to lessees. This option may be exercised by delivering or tendering to either of lessors a written notice of exercise of this option, together with advance payment of the first installment of the purchase price, at any time before the expiration of this option. Lessors shall not sell or convey said premises, and no sale or conveyance of said premises shall be valid, unless either (1) said sale or conveyance is to lessees or (2) the above-described written notice of intention to sell or convey has been received by lessees and a period of thirty (30) days thereafter has elapsed without exercise of this option. The above-described option shall also become effective for a period of thirty days whenever lessees learn or are advised that said premises are about to be sold or are in danger of being sold under mortgage foreclosure proceedings, tax sale or any form of judicial or execution sale.

I HAVE READ IN FULL THIS LEASE AND OPTION TO PURCHASE and understand its contents, and execute the same as my free and voluntary act and deed.

WITNES my hand and seal this twenty-second day of April, in the year of our Lord nineteen hundred and fifty-four.

Roy Ross Southern (SEAL)
Roy Ross Southern

LESSORS:

Lois M. Southern (SEAL)
Lois M. Southern

David M. Stanley (SEAL)
David M. Stanley

LESSEES:

Jean Leu Stanley (SEAL)
Jean Leu Stanley

Signed, sealed and delivered in the presence of:

H. W. Whitt (SEAL)

Joyce A. Leu (SEAL)

STATE OF SOUTH CAROLINA
COUNTY OF HAMBURG

Personally appeared before me H. W. Whitt, who being first duly sworn stated that he saw the within named Roy Ross Southern, Lois M. Southern, David M. Stanley and Jean Leu Stanley sign, seal, and, as their voluntary act and deed, deliver the foregoing Lease and Option to Purchase; and that he with Joyce A. Leu witnessed the execution thereof.

sworn to before me this

4th day of August 1954.

Bella D. Thompson
Notary Public in and for the
State of South Carolina

H. W. Whitt (SEAL)

Recorded August 4th, 1954 at 9:15 A.M. # 17222