



FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA :
COUNTY OF GREENVILLE : 2 to LEASE AGREEMENT



CLERK WITH

THIS LEASE, made and entered into this the 1st day of August, 1959, by and between Eva C. Howell and Estes Howell, both of Greenville, South Carolina, (hereinafter called the Lessors), and *Elm* Elmore Harmon and Harmon, Inc., a South Carolina corporation with its principal place of business in Greenville, South Carolina, (hereinafter called the Lessees);

W I T N E S S E T H

The Lessors do hereby lease and devise unto Lessees:

All that certain piece, parcel or lot of land with buildings and improvements thereon, situate on the West side of Augusta Street in the City of Greenville, S. C., and being more particularly described as follows:

Beginning at a point on West side of Augusta Street, approximately 118 feet from the Southerly corner of Augusta Drive and running thence along Augusta Street in Southerly direction approximately 32 feet to a point, thence in West-erly direction approximately 145 feet, thence in a Northerly direction approximately 32 feet, thence in an Easterly direc-tion approximately 145 feet to the point of beginning, the building located thereon measuring approximately 32 feet across the front and having a depth of approximately 65 feet and known as Nos. 2222 and 2224 Augusta Street, together with the right to the use for loading and unloading purposes, jointly with other tenants of Lessors, of an area at the rear of said building and the adjoining building, measuring approx-imately 57 feet and extending back approximately 30 feet. The Lessees shall have, and is hereby given, the right to use for parking purposes jointly with other tenants of Lessors the area in front of any adjoining buildings of Lessors and any buildings which may be constructed by Lessors. The above des-cribed property is a part of the same property conveyed to the Lessors by deed recorded in Deed Book 268, at page 109, R.M.C. Office for Greenville County, South Carolina.

The present entrance to the rear of the aforesaid build-ing is from Augusta Street through an alleyway belonging to the Lessors on the North side of the leased premises. The Lessors shall have the right, however, to close said entrance from Augusta Street provided they first open an alleyway of sufficient width to provide entrance from Augusta Drive to the rear of the leased premises, the