

CP# 13997

4M - 8-55 - No. 350 - LEASE (City Property) W. A. Seybt & Co., Office Supplies, Greenville, S. C.

State of South Carolina

County of Greenville



Crawford Realty Company

lessor in consideration of the rental hereinafter mentioned, have granted, bargained and released and by these presents do grant, bargain, and lease unto William A. Leslie, Jr., d/b/a Leslie Advertising Agency

lessee for the following use, viz.: an advertising sign or signs to be erected on the roof of the Crawford Building at 8 South Church Street, Greenville, South Carolina

for the term of three (3) years, beginning on the 1st day of January, 1960 together with an option in favor of the lessee for an additional three (3) years under the same terms

and the said lessee in consideration of the use of said premises for the said term, promises to pay the said lessor the sum of Seventy Five and no/100 (\$75.00) Dollars per month payable in advance on the 1st day of each and every calendar month during the term of this lease or any option thereof

Use of premises for any business other than herein called for shall cancel this lease if the lessor so desires and give notice of same in writing.

The lessor hereby warrants that the premises hereinafter described are his own property and that he has the right to lease the same for the term herein expressed.

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The lessee hereby agrees to erect, at his own expense, a sign or signs upon the roof of the Crawford Building subject to the approval of George W. Race, Engineer. The sign shall remain on the property of the lessee and he may use any display or advertising of his choice provided however, that he uses no displays advertising any alcoholic beverages. At such time as this lease or any option thereof is terminated, the lessee agrees to remove the sign at his expense and to pay for any damage done to the roof in regard to said removal. It is further agreed that if the lessor makes a bona fide sale of said property and the new owner has a valid objection to the signs, the lessee agrees to remove the same at lessee's expense, however, lessor agrees to contribute toward the cost thereof as will be agreed between said parties.

To Have and to Hold the said premises unto the said lessee his executors or administrators for the said term. It is agreed by the parties hereto that this lease shall continue from month to month on the same terms, unless the party desiring to terminate it after the expiration of the term above mentioned give to the other party one (1) months written notice previous to the time of the desired termination, but the destruction of the premises by fire or making it unfit for occupancy or other casualty, or one (1) months arrear of rent, shall terminate this lease, if the lessor so desires.

The lessee hereby acknowledges having a duplicate of this lease.

Witness our hands and seals the 20th day of April, 1960

Witness: Era S. Hiatt, Jim Ellison

John A. Keys for Crawford Realty Co. (SEAL), William A. Leslie (SEAL)

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