

4 M - 4-60 -No. 350-LEASE (City Property) W. A. Seybt & Co. Office Supplies, Greenville, S. C.

State of South Carolina)
County of GREENVILLE)

GREENVILLE CO. S. C.
APR 2 12 57 PM 1962
OLLIE R. WORTH
R.M.C.

S.H. BAIRD lessor
in consideration of the rental hereinafter mentioned, have granted, bargained and released and by these presents do grant,
bargain, and lease unto Lewis Blackwell and Ed. Anderson lessee

for the following use, viz.: RESTAURANT

the
PROPERTY AT 1064 AIR BASE DRIVE GREENVILLE, S.C. CONSISTING OF LOT 100 ft.
FRONTAGE AND 200 ft. DEEP AND THE 20 X 30 ft. CONCRETE BLOCK BUILDING SITUATED
THEREON for the term of TWO YEARS BEGINNING THE FIRST DAY OF APRIL 1962 WITH LESSEES
HAVING THE OPTION TO RENEW FOR A PERIOD OF ONE YEAR AT AN AMOUNT TO BE
DETERMINED AT THE TIME OPTION IS EXERCISED.

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 \$100.00
ONE HUNDRED and 00/100 ***** Dollars
per MONTH payable THE FIRST OF EACH AND EVERY MONTH IN ADVANCE.

The lessee hereby agrees to take the building just as it stands unless otherwise agreed upon in writing, and the lessee
only require of the lessor the use of the premises for the business mentioned but no other. The lessor to repair the
roof should it leak, it is also fully agreed that the roof is considered sound and the lessor not to pay any damages from
leaks should any occur. 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.

If the business is discontinued or the premises vacated before the expiration of the lease then the whole of the
unexpired time becomes immediately due and payable.

Outside signs to be erected that may connect with the parapet or any other outside part of the building must be
consented to by the lessor before being erected.



To Have and to Hold the said premises unto the said lessee Lewis Blackwell & Ed Anderson
executors or administrators for the said term. *****

termination, but the destruction of the premises by fire or making it unfit for occupancy or other casualty, or two
months arrear of rent, shall terminate this lease, if the lessor so desires. The lessee agree to make good all breakage of
glass and all other injuries done to the premises during the term, except such as are produced by natural decay, and
agree to make no repairs, improvements or alterations in the premises without the written consent of the lessor nor sub-
rent without the lessors written consent.

The lessee hereby acknowledges having a duplicate of this lease.

Witness our hands and seals the 27th day of MARCH, 19 62

Witness:
Nancy Mitchell
L. L. Lee

S. H. Baird (SEAL)
Ed. Anderson (SEAL)
Lewis Blackwell (SEAL)
Lessee (SEAL)