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U.S. POSTAL SERVICE
SHORT FORM LEASE

THE UNDERSIGNED, hereinafter called the Lessor, hereby leases to the United States Postal Service, hereinafter called the Postal Service, the premises hereinafter described for postal purposes, pursuant to the terms and Conditions described herein and contained in General Conditions of Short Form Lease, Form 7417-A, attached hereto.

1. LOCATION. The premises are located at:

16 Main Street
(City) Conestee (County) Greenville (State and ZIP Code) SC 29636
upon which is or will be located a one story masonry building and which property contains or will contain areas and spaces, improvements and appurtenances as ~~to be~~ now constructed.

AREA	DIMENSIONS	NET SQ. FT.	AREA	DIMENSIONS	NET SQ. FT.
FIRST FLOOR		530.4	DRIVEWAY		
PLATFORM		117.75	PARKING & MANEUVERING		3.256
STORAGE OF VEHICLES (No. of Units)			OTHER (Describe)		

2. TERMS (in each case two (2) of the following paragraphs, "A", "B" and "C" must be deleted)

A ~~Month-to-Month.~~ This is a month-to-month tenancy for an indefinite period beginning _____, 19____, and may be terminated at any time by either party giving to the other ~~thirty~~ ^{DELETED} days' written notice, any such notice given by Lessor to be directed to the Contracting Officer.

B Fixed Term. To have and to hold said premises with their appurtenances for a term of thirty-six (36) months beginning May 1, 1985, and ending April 30, 1988.
(1) The Postal Service may terminate this agreement at any time by giving thirty days' written notice to the Lessor.
(2) This agreement may be renewed, at the option of the Postal Service, providing that 30 days' written notice is given before the end of the fixed term, for the following separate and consecutive terms and at the following monthly rentals:

NO. MONTHS	AT PER MONTH RENTAL	NO. MONTHS	AT PER MONTH RENTAL	NO. MONTHS	AT PER MONTH RENTAL
(a) <u>Twenty-four (24)</u>	<u>\$200.00</u>	(b) <u>DELETED</u>	<u>DELETED</u>	(c) <u>DELETED</u>	<u>DELETED</u>

C Automatic Renewal. To have and to hold the said premises with their appurtenances for a term of one year beginning _____, 19____. Thereafter this agreement shall renew itself from year to year unless thirty days before the end of any annual term the Lessor gives written ~~notice~~ ^{DELETED} of termination, delivered to the Contracting Officer. The Postal Service may terminate this agreement at any time by giving thirty days' written notice to the Lessor.

3. RENTAL. The Postal Service shall pay the Lessor monthly rental of \$180.00 payable at the end of each month. Rent for part of a month shall be prorated. Rent checks shall be made payable to:
W. C. Hendrix, Jr.

4. Lessor, as part of the rental consideration, shall furnish the following utilities, services and equipment:
Heating and air conditioning equipment as now installed.

5. OTHER PROVISIONS. The following additional provisions, modifications, riders, layouts and/or forms were agreed upon prior to execution and made a part hereof:
 Lessor to have lease recorded at no expense to the Postal Service
 Paragraphs deleted: 2A, 2B(2) b & c, and 2C.

6. The undersigned has completed and attached hereto Form 7319-B, Representations and Certifications.

EXECUTED BY LESSOR May 24, 1984
By: W. C. Hendrix, Jr.
(Signature)
W. C. Hendrix, Jr.
(Print Name & Title)
Identifying No.: 247-12-8526
Address: 15 Main St
Conestee, SC 29636-9999
(City, State and ZIP Code) (Telephone)

ACCEPTANCE BY POSTAL SERVICE
May 31, 1984
By: Walter Popaden, Jr.
Walter Popaden, Jr.
Title: Manager, Real Estate Branch
(Contracting Officer)
Address: P. O. Box 22725
Tampa, FL 33622-2725 (CONTINUED ON NEXT PAGE)

Marilyn E. Korn Barbara J. ...

7417-A

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