

State of South Carolina,
Greenville County.

This Indenture entered into this 27th day of December 1910 between Wm. Goldsmith, Jr. of the first part, hereinafter designated Landlord and A.G. Blotcky, of the second part, hereinafter designated Tenant. WITNESSETH:

The said Landlord has hereby let and rented to the said Tenant, and he has hires and taken from the said Landlord the North side of office now occupied by said Landlord, situate corner of Main & Court Sts. Mansion House, Greenville, S.C. same being about 12' 4" front and 51' 4" deep including steam heat, also alcove over toilet and use of toilet. for the term of One year with privilege of continuing lease for two years more, by tenant giving three months written notice previous to Jan. 1, 1912. to commence the first day of January 1911, for which he is to pay the sum of Six hundred and sixty dollars per annum, to be paid Fifty-five dollars in advance on the first day of each month. Landlord to extend from partition (without glass in it) from his private office to vestibule at front door, said vestibule to have a glass 36 x 90 inches in side of entrance and build a platform at front window. To be occupied for Tailoring, Merchandise & Advertising.

It is further agreed that said premises shall not be sub-let or this lease assigned without the written consent of the Landlord.

It is further agreed that if said premises shall be destroyed or so injured as to render them untenable, all parties hereto from the time of such destruction or injury are released from the terms of this lease.

It is further agreed that if any rent shall be due and unpaid or if the Tenant make default in or violate any of the covenants or agreements, terms or conditions in this lease that thereupon, or within a reasonable time thereafter, the Landlord may terminate this lease without suit or process re-enter and re-take possession of said premises and remove all persons therefrom, and the Tenant hereby waives any and all notice from the Landlord of any such intantion, or fact of termination, or if no such event occur, will at the end of the said period covered hereby, quit and surrender said premises in as good condition as reasonable use thereof will permit, except as above provided,

Upon the tenant paying the said rent and at the times stated as above provided, the said Landlord hereby covenants that he may have quiet and peaceable possession of said premises. In witness whereof, the parties hereto do bind themselves, their executors, administrators heirs and assigns and set their hands and seals the day and year first above written.

Signed, sealed and delivered in the presence of:

J.E. Sanders,

Wm. Goldsmith, Jr. (Seal)

Dan W. McCravy,

A.G. Blotcky, (Seal)

State of South Carolina,

Greenville County.

Personally appeared J.E. Sanders who upon oath says that he says that he saw Wm. Goldsmith, Jr. and A.G. Blotcky sign, and seal the within written instrument and that he with

Dan W. McCravy witnessed the execution thereof.

Sworn to before me this 27th,

day of December A.D. 1910.

J.E. Sanders

R.F. Watson (Seal)

Notary Public S.C.