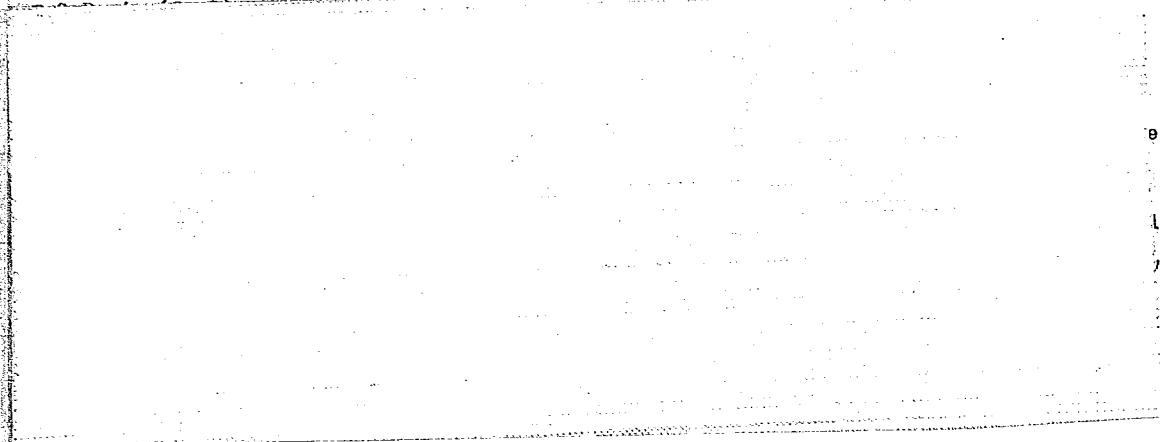


before me this 26 day of Nov. 1907.



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STATE OF SOUTH CAROLINA.)

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GREENVILLE COUNTY.) Indenture made this May 12, 1909 between Mary B. Foster hereinafter called the Lessor, which expression shall include her heirs and assigns, where the context so requires or admits, and J. B. Rasor, hereinafter called the lessee, which expression shall include his executors, administrators and assigns where the context so requires or admits. The said lessor doth hereby demise and lease unto the said lessee a certain brick building situate in the City of Greenville, in said County and State, at the corner of Washington and Springs Streets in said City, the said building being now owned by said Lessor, and at the present time used as a warehouse. TO HOLD the premises hereby demised for the term of five years commencing on the 14th day of August 1909, the said lessee paying therefor the rent of Seven hundred and fifty and no/100 dollars (\$750.00) for each and every year, and in the same proportion for any part of a year, by equal monthly payments on the 14th day of each month, the first of said payments to be made on the 14th day of September 1909. And the said lessee doth hereby covenant with the lessor, that he will during the continuance of the term hereby granted pay said rent hereinbefore reserved at the times at which the same is made payable; and will not assign or under-let said premises, or any part thereof, without the previous consent in writing of the lessor (provided that such consent shall not be unreasonably or arbitrarily withheld, to an assignment or underletting of the said premises or any part thereof, to a respectable or responsible person); that he will at the determination of said tenancy quietly yield up the said premises, with the fixtures which shall be at any time during said term thereon, in as good and as tenantable condition, in all respects, reasonable wear and tear and use and damage by fire and other unavoidable casualties excepted, as the same now are. And the lessor hereby covenants with the lessee: -That she, the said lessor will at her own expense cause the said building, which is now on said premises, to be changed and altered in the following particulars so that same when completed will be suitable for a sales or livery stable- The basement is to remain as at present though lessee may make slight alterations should he so desire; the first floor is to be fitted up for a sales stable having four-teen hitch stalls, three box stalls, three mule pens, one office about 13 by 20 ft. one harness show room, this first floor is to be eleven feet in height to the joists, the front door is to be moved and made larger, the other door which is now there is to be filled in and large transoms placed over same., and there are to be three windows in the back, an elevator it to be constructed which is sufficient to carry a buggy set up from the first to the second floor, and a stair case is to be constructed to reach from the first to the second floor; the second floor is to be planked, with tongue and groove flooring, and the roof on building shall be raised so that this second floor shall have nine feet to