

State of South Carolina
County of Greenville

This agreement made and entered into by and between H. P. Burns, hereinafter referred to as the seller and W. W. Robinson, hereinafter referred to as the purchaser, witnesseth

That the seller, for the consideration hereinafter mentioned hereby agrees to sell and convey to the purchaser the following described tracts of land situated in the county and state aforesaid. One containing four (4) acres more or less situated on the Greenville and adjoining lands of Hawkins, Floyd Hughes and others; this tract was purchased by the seller from R. E. Walden. One of six and 43/100 (6.43) acres, more or less on the Parker Road adjoining lands of Hawkins, Floyd Hughes and others, which was purchased by the seller from E. A. and E. E. Hudson. And one of thirty-one and 25/100 (31.25) acres situated on the Parker Road adjoining lands of the Parker Land Company, Floyd Hughes and Bruce Lipscomb. The purchaser agrees to pay for said land the sum of Eleven Thousand Dollars (\$11,000.00) payable as follows: Fifteen Hundred Dollars (\$1,500.00) in cash, the receipt of which is hereby acknowledged, and the remainder to be paid on or before December 24, 1920, at which time the seller is to execute and deliver to the purchaser a good, true, simple, General Warranty title to all said lands free of all encumbrances whatsoever.

It is further understood and agreed that time is of the essence of this contract and in case the purchaser fails to comply with the terms of this contract promptly at the time herein limited then the seller is absolutely discharged, both in law and in equity from all liability to make and execute said deed.

In witness whereof the parties have hereunto set their hands and seals in duplicate this twenty-fourth day of July 1920

Oscar Hodges
Dennis B. Leatherwood
H. P. Burns (Seal)
W. W. Robinson (Seal)

State of South Carolina
County of Greenville

Personally appeared before me Dennis B. Leatherwood and made oath that he saw the within named H. P. Burns, seller, and W. W. Robinson, Purchaser sign seal and deliver the foregoing written instrument for the use and purposes therein mentioned and that he with Oscar Hodges witnessed the execution thereof.

Sworn to before me this 24th day of July 1920

Dennis B. Leatherwood

State of South Carolina
County of Greenville

This Indenture made this 30th day of June, 1918, by and between D. A. Leonard and Thomas Keating of the State of Maine aforesaid, parties of the first part, hereinafter called the "Lessors" and Southern Public Utilities Company, a corporation organized and existing under the laws of the state of Maine, party of the second part, hereinafter called the "Lessee" witnesseth:

That the said Lessors do hereby lease, demise and let unto the said Lessee, that certain store room numbered 9 on Trade Street in the Town of Greer, state and county aforesaid, said store room having a frontage of Nineteen and one-half (19 1/2) feet on Trade Street, running back with that width to a depth of twenty seven (27) feet; then running back with a width of eleven (11) feet to a depth of twenty-five (25) feet, the entire depth of said store room being fifty-two (52) feet.

To hold the said premises hereby demised unto the Lessee its successors and assigns, from the day of the date of these presents for the term of three (3) years, the said Lessee, or those claiming under it yielding and paying rent therefor the sum of Thirty (\$30) Dollars per month, payable at the end of each and every month during the term hereof.

The Lessors covenant and agree to paint said demised premises, or to bear the cost thereof, to restore and re-establish the show windows of said store room as originally installed and to install a lavatory complete with sewerage and water connections. The Lessee further agree that the Lessee may use all shelves and fixtures now in said store room, together with the right to still install such additional fixtures and equipment in said store room as it may deem advisable, with the right to remove and takeaway all such fixtures and equipment as it may install at the expiration of this lease or any renewal hereof.

The Lessors further agree that the Lessee, its successors or assigns shall have the right and privilege of renewing this lease at the expiration hereof for the additional term of two (2) years upon the same terms and conditions, and at the same rental as herein set forth, the Lessee, its successors or assigns to give the Lessors notice of their option to renew, but on or before the expiration of the term hereof.

It is understood and agreed that the Lessors shall

Recorded, July 24 1920