

It is further agreed that no changes, alterations or improvements are to be made to said premises, covered by this lease without the written consent of the Lessors, and any changes, alterations or improvements will be made at the expense of the Lessees unless agreed to in writing by the Lessors. The space occupied by the Lessees is to be used for a cawly kitchen, fruit stand, ice cream parlor, or any other business acceptable to the Lessors.

It is further agreed that if the premises of the building thereon are so injured or destroyed as to render them unfit for use and occupancy, as a store room, thereupon this lease may be terminated at the option of either party hereto; that this lease shall not be assigned or the premises sublet without the written consent of the Lessors; that if the rent is not paid within ten days at any time after same shall have become due, this lease may be terminated at the option of the lessors. Upon the Lessees paying the rent as herein provided and at the time stated and keeping and performing all the other terms and conditions herein stated, they may have peaceable and quiet possession of the premises hereby demised for the term aforesaid; but, upon failure to pay the rent as provided, and at the time stated, lessors may thereupon terminate this lease, remove all persons therefrom, re-enter and take possession and Lessees will quit and surrender said premises in as good condition as when they received the same.

In witness thereof the parties hereto do in duplicate set their hands and seals the day and year first above written.

Signed, sealed and delivered in	Clinton J. Morgan (L.S.)
the presence of:	Jas. H. Morgan Jr. (L.S.)
J.H. Morgan,	James Theodore (L.S.)
W.H. Carlisle.	William Theodore (L.S.)

State of South Carolina,  
County of Greenville.

Personally comes before me W.H. Carlisle who, on oath, says he saw the within named Clinton J.-Morgan and Jas. H. Morgan, Jr., Jas. Theodore and William Theodore sign, seal and as their act and deed deliver the foregoing lease and that he with J.H. Morgan witnessed the execution thereof.

Sworn to and subscribed before me this

the 31st, day of July 1923.

W.B. Boyd

Notary Public for S.C.



W.H. Carlisle

Recorded August 2nd, 1923.

END OF DOC.