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(9) - Construction of Service Station. - Lesser hereby covenants and agrees to: (a) construct or cause to be constructed upon the premises herein, demised, for use of the lessee, a modern service station which will be completed in accordance with the following plans and specifications furnished by lessee at its convenience:

Title	Number
Specifications	Type N. -2
General Arrangement	Type N. -2
Building	Type N. -2
Lattice enclosure	Standard
Phone	Standard
1 Ornamental Sign Post	Standard
Two Fire Extinguishers	Standard
Wash Rack	Standard

and (b) furnish and install

- Four Gasoline Pumps 10-gallon capacity
- Two 1000 Gallon Underground Tanks.
- Five 65 Gallon Lubricating OIL Tanks.
- One Eos. Stand
- One Automobile Lift.
- One Air Compressor Capacity.
- Concrete Curbs and Concrete Driveways.

IN event of lesser's failure to construct or complete service station as herein provided within Sixty days after delivery by lessee to lesser of this lease, duly approved and signed, the lessee may, at its election, either terminate the lease on thirty days' notice to lesser or construct or complete said service station at the expense of the lesser and have the right to apply accruing rentals for the purpose of reimbursing itself for principal expenditure together with interest at six per cent.

Lesser may enter upon the demised premises for the purpose of performing the obligations herein provided, and shall procure, either in lesser's or lessee's name, any and all permits required under existing laws for the construction and operation of service station on the demised premises and, upon demand of lessee, shall assign and transfer said permits to lessee in proper form, meeting all requirements of law.

(10) Option. Lesser hereby gives the lessee the right and option to purchase the demised premises and all structures and improvements thereon at any time during the term of this lease for the sum of Seventeen Thousand Five Hundred Dollars (\$17,500.00).

Lessee's notice of election to purchase shall be sufficient if deposited in the mail addressed to lesser at or before midnight of the day on which option term expires. Lesser shall, when requested by lessee, deliver to lessee complete abstracts of title, upon receipt of which the lessee shall have a reasonable time in which to examine the title and, upon completion of title examination, if title is found satisfactory, shall tender the purchase price to lessee, and lesser, at time of such tender, shall deliver to the lessee a good and sufficient warranty deed conveying the premises to the lessee free and clear of all encumbrances (including, without limiting the foregoing, the rights of dower and of curtesy).

(11) Application of Option Purchase Price. In event accruing rentals are insufficient to reimburse lessee for expenditures made by lessee hereunder, and in event lessee exercises the option to purchase the demised premises, lessee may avail such part of the purchase price as is necessary to (a) completely reimburse itself for such expenditures and (b) pay any other indebtedness of lesser to lessee, together with interest at six per cent.

(12) Approval and Signing by Lessee. This agreement whatever the circumstances, shall not be binding on the lessee unless and until approved and signed on its behalf by an Executive Officer, Manager (sales Department) or Assistant Manager (sales Department).

(13) Successors and Assigns. This agreement shall be binding upon and shall enure to the benefit of the parties hereto and their respective successors or assigns.

In witness whereof lesser and lessee have hereunto subscribed their names the day and year first above written.

Witness. Harper D. Hawkins
Witness. A. R. Hawkins
Teny Taleff (Seal) - Lesser
Spasia Taleff (Seal) - her mark

Attest G. W. Foster (assistant secretary)
The Texas Company (lessee)
BY: G. L. Noble (vice President)



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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Personally appeared before me Harper D. Hawkins, who being duly sworn, says that he saw the within named, Teny Taleff sign, seal and as his act and deed deliver the foregoing instrument for the purposes therein mentioned, and that he with A. R. Hawkins witnessed the execution thereof.

Sworn to before me this 5 day of December A. D. 1929.

A. R. Hawkins
Notary Public for S. C.



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

Personally appeared before me Harper D. Hawkins who being duly sworn, says that he saw the within named, Spasia Taleff, wife of the within named Teny Taleff, respectively sign, seal and as her act and deed deliver the foregoing instrument for the purposes therein mentioned, and that he with A. R. Hawkins witnessed the execution thereof.

Sworn to before me this 5 day of December A. D., 1929.

A. R. Hawkins
Notary Public for S. C.



Approved as to: Terms J. W. Revall Description: P. J. Mile. Farm: W. O. Grain.
No. Stamps paid for.

Recorded this the 25th day of February 1930 at 8:30 A. M.

END OF DOC