

State of South Carolina,
County of Greenville.

This contract made and entered into by and between C. L. King, hereinafter referred to as the Lessor and Payne Oil Co., Inc., Greenville, S. C., hereinafter referred to as the Lessee, Witnessed:

That in and for the consideration hereinafter expressed the Lessor does hereby let, lease, grant, and demise to the Lessee all that lot of land situate in the County of Greenville, State of South Carolina in Chick Springs Township, on the North side of the National Highway, between Greer, S. C., and Greenville, S. C., at a point about one and one-half (1½) miles from Greer, S. C., and at the intersection of said Highway with the Sandy Flat Road, upon which there is situate a store building and Filling Station, said lot having a frontage on said National Highway, of 210 feet and running back in parallel lines on the Sandy Flat Road a depth of 210 feet, for a period of five years commencing on the first day of October, 1930 and ending on the 30th day of September, 1935.

In consideration for said premises the Lessee agrees to pay to the Lessor as rent therefor, the sum of Two Hundred Forty (\$240.00) Dollars per year payable in equal monthly payments of \$20.00 per month, payable at the end of each and every consecutive month during the continuance of said lease.

It is understood and agreed that the Lessee herein has the privilege of moving or turning around the building now occupied as a store and filling station and also of making such additions thereto as the Lessee may desire, the same to be made, however, at the expense of the Lessee.

It is understood and agreed that the Lessor herein is the legal owner of the premises above described and that he has the sole and exclusive right to lease the same, and that there is now no outstanding lease or contract covering the premises hereby leased, and the Lessor further agrees that in the event any claim of contract or lease should arise that the Lessor will remove the same on or before October 1, 1930,

It is understood and agreed that in the event the buildings situate upon said lot should be destroyed by fire or to the extent as to render them unfit for occupancy by the Lessee, that either party hereto shall have the option of terminating said lease.

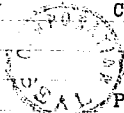
It is further agreed that in the event one months rent shall be in arrears and unpaid for a period of thirty days the Lessor shall have the option of termination said lease and forthwith enter and take possession of said premises.

In witness whereof we have hereunto set our hands and seals this 10 day of September, 1930.

In the presence of:

J. R. Wilkes
J. K. Suddeth

Attest: J. M. Bottomy
Asst. Secy.



C. L. King L. S.
Lessor

Payne Oil Co. Inc., L. S.
BY: W. E. Payne, Pres.
Lessee.

State of South Carolina,
County of Greenville.

Personally appeared before me J. R. Wilkes, who being duly sworn says that he saw C. L. King, Lessor and Payne Oil Co. by W. E. Payne, Lessee, sign, seal and deliver the foregoing written instrument for the purposes therein mentioned and that he with J. H. Suddeth witnessed the execution thereof.

Sworn to before me this 10 day of Sept. 1930 J. R. Wilkes,

J. E. Dunham
N. P. for S. C.



S. C. Stamps \$0.48

Recorded this the 11th day of September, 1934, at 12:30 P. M.