

AGREEMENT dated the 23 day of September 1930, by and between  
George Y. Fowler,  
Piedmont, S. C.  
 and THE TEXAS COMPANY (Lessee): a corporation of Delaware, having a place of business at  
Houston, Texas. Lessor hereby leases unto lessee a tract of land, with the improvements thereon, in the City of Piedmont,  
 County of Greenville, State of South Carolina, described as follows:

Beginning at an iron pin, on State Highway #20, one mile North of the  
 Piedmont, S. C. Post Office and running, North, along the east side of highway,  
 100 feet to a point, thence East 100 feet to a point, thence South 100 feet to a  
 point, thence West 100 feet to the point of beginning.

Property bound on the West by State Highway #20, and on the South and  
 East by property of George Y. Fowler, Property bound on the North by property of  
 Sam Poore.

(2)—Term. TO HAVE AND TO HOLD for the term of One years from and after the  
22nd day of September Nineteen Hundred thirty (Sept. 22nd 1930), but subject  
 to termination by lessee at the end of the first year or any subsequent year upon thirty (30) days' written notice from lessee to lessor, provided  
 however that the lessee, at its option, may terminate this agreement any time upon ten (10)  
 days prior written notice in the event of the cancellation or termination in any manner of  
 that certain Commission Agency Agreement between the parties hereto dated September 22,  
 1930, or any agreement supplementary thereto or in lieu thereof.

(3)—Rental. Lessee agrees to pay the following rent for said premises:  
 A sum equal to one-cent (1¢) for each gallon of lessee's gasoline sold from  
 said premises each month during the term hereof, payable on the 10th day of each month  
 next following the month for which payment is made.

and agrees that, if any installment thereof shall be due and unpaid for ten (10) days after written notice of such default has been delivered to the Sales Manager of  
 lessee at Houston, Texas, lessor shall then have the right to terminate this lease on thirty (30) days' notice to lessee.  
 (4)—Maintenance. Lessor agrees to maintain said premises and improvements in good repair during the term of this lease. In the event of his failure to do  
 so, lessee may, at its election either terminate the lease on thirty (30) days' notice to lessor, or make the necessary repairs, at the expense of lessor, and have the right  
 to apply accruing rentals for the purpose of reimbursing itself. If, during the time the premises are undergoing repairs, the use thereof by lessee is materially  
 interfered with, the rent accruing during such period shall be abated.  
 (5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination to  
 sever and remove all fixtures, equipment and other property of lessee placed on or in said premises by lessee during the term of this or any previous lease, or any  
 extension or renewal thereof.  
 (6)—Lessee's Right of Termination. Should the structure on said premises be destroyed by fire or storm, or should lessee for any reason be prevented from  
 establishing or continuing the business of distributing petroleum products on said premises, or should said business for any reason in lessee's judgment become  
 unduly burdensome, lessee may terminate this lease upon giving ninety (90) days' written notice, in which event the rental obligation shall be prorated to the date  
 of such termination.  
 (7)—Damages for Defect in Title. Lessor covenants that he is well seized of said premises, has good right to lease the same, and warrants and agrees to defend the  
 title thereto; and to reimburse and hold lessee harmless from all damages and expenses which lessee may suffer by reason of any restriction, encumbrance  
 or defect in such title.  
 (8)—Taxes and Encumbrances. Lessor agrees to pay all taxes, assessments and obligations which are or may become a lien on the demised premises and  
 improvements as they become due. If lessor should fail to do so, lessee shall have the right either to make such payment for the account of lessor, in which event  
 it shall be subrogated to all the rights of the holder of such lien, and in addition thereto shall have the right to apply accruing rentals in satisfaction of such obligations;  
 or lessee, in the event of a foreclosure of any such lien and the sale of said demised premises and improvements, shall have the right to buy in said premises  
 and improvements for its own account.  
 (9)—Successors and Assigns. This agreement shall be binding upon and shall inure to the benefit of the parties hereto and to their respective successors or  
 assigns.

IN WITNESS WHEREOF lessor and lessee have hereunto subscribed their names the day and year first above written.  
 Witness: S. L. Styles, George Y. Fowler, (SEAL) (Lessor)  
 Witness: R. L. Harris, THE TEXAS COMPANY (Lessee)  
 Attest: x By: E. E. Dattner,

(Acknowledgment by Lessor)  
 STATE OF SOUTH CAROLINA,  
 County of Greenville,  
 Personally appeared before me S. L. Styles,  
 and made oath that George Y. Fowler,  
 his act and deed, deliver the within written and  
he with R. L. Harris, witnessed the execution thereof.  
 Sworn to before me this 23rd day of September A. D., 1930  
E. M. Gifford (L. S.)  
 Notary Public for South Carolina. at the State at Large. My commission expires at  
 pleasure of Governor Horton Description: E. E. Horton Form. F. T. Beam.  
 Approved as to: Terms: W. H. Comford Description: W. H. Comford Form. F. T. Beam.  
 This agreement not binding on THE TEXAS COMPANY unless and until approved in writing by its Sales Manager or Assistant Sales Manager by signature  
 below. Approved: x  
 Recorded November 24th 1930, at 8:30 o'clock A. M.

END OF Doc.

AGREEMENT dated the 6th day of September 1930, by and between  
E. A. Jenkins,  
 and THE TEXAS COMPANY (Lessee): a corporation of Delaware, having a place of business at Houston, Texas.  
 (1)—Premises Leased. Lessor hereby leases unto lessee a tract of land, with the improvements thereon, in the City of Tigerville R. F. D.  
 County of Greenville, State of South Carolina, described as follows:

Beginning on the Southwest corner at the intersection of the Blindtiger Bridge  
 Road and the Greer-O'Neal Road and running South, along the west side of the Greer-O'Neal Road  
 75 feet to a point, thence West 75 feet to a point, thence North 75 feet to a point, thence  
 East 75 feet to the point of beginning.

Property bound on the South and West by property of E. A. Jenkins, bound on the  
 East by the Greer-O'Neal Road and on the North by the Blind Tiger Bridge Road.

(2)—Term. TO HAVE AND TO HOLD for the term of Five years from and after the  
15th day of September Nineteen Hundred thirty (Sept. 15, 1930), but subject  
 to termination by lessee at the end of the first year or any subsequent year upon thirty (30) days' written notice from lessee to lessor, provided however  
 that the lessee, at its option, may terminate this agreement any time upon ten (10) days prior  
 written notice in the event of the cancellation or termination in any manner of that certain  
 Commission Agency Agreement between The Texas Co. and R. S. Fowler hereto dated Sept. 15, 1930,  
 or any agreement supplementary thereto or in lieu thereof.

(3)—Rental. Lessee agrees to pay the following rent for said premises:  
 A sum equal to one-cent (1¢) for each gallon of lessee's gasoline sold from  
 said premises each month during the term hereof, payable on the 10th day of each month next  
 following the month for which payment is made.

and agrees that, if any installment thereof shall be due and unpaid for ten (10) days after written notice of such default has been delivered to the Sales Manager of  
 lessee at Houston, Texas, lessor shall then have the right to terminate this lease on thirty (30) days' notice to lessee.  
 (4)—Maintenance. Lessor agrees to maintain said premises and improvements in good repair during the term of this lease. In the event of his failure to do  
 so, lessee may, at its election either terminate the lease on thirty (30) days' notice to lessor, or make the necessary repairs, at the expense of lessor, and have the right  
 to apply accruing rentals for the purpose of reimbursing itself. If, during the time the premises are undergoing repairs, the use thereof by lessee is materially  
 interfered with, the rent accruing during such period shall be abated.  
 (5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination to  
 sever and remove all fixtures, equipment and other property of lessee placed on or in said premises by lessee during the term of this or any previous lease, or any  
 extension or renewal thereof.  
 (6)—Lessee's Right of Termination. Should the structure on said premises be destroyed by fire or storm, or should lessee for any reason be prevented from  
 establishing or continuing the business of distributing petroleum products on said premises, or should said business for any reason in lessee's judgment become  
 unduly burdensome, lessee may terminate this lease upon giving ninety (90) days' written notice, in which event the rental obligation shall be prorated to the date  
 of such termination.  
 (7)—Damages for Defect in Title. Lessor covenants that he is well seized of said premises, has good right to lease the same, and warrants and agrees to defend the  
 title thereto; and to reimburse and hold lessee harmless from all damages and expenses which lessee may suffer by reason of any restriction, encumbrance  
 or defect in such title.  
 (8)—Taxes and Encumbrances. Lessor agrees to pay all taxes, assessments and obligations which are or may become a lien on the demised premises and  
 improvements as they become due. If lessor should fail to do so, lessee shall have the right either to make such payment for the account of lessor, in which event  
 it shall be subrogated to all the rights of the holder of such lien, and in addition thereto shall have the right to apply accruing rentals in satisfaction of such obligations;  
 or lessee, in the event of a foreclosure of any such lien and the sale of said demised premises and improvements, shall have the right to buy in said premises  
 and improvements for its own account.  
 (9)—Successors and Assigns. This agreement shall be binding upon and shall inure to the benefit of the parties hereto and to their respective successors or  
 assigns.

IN WITNESS WHEREOF lessor and lessee have hereunto subscribed their names the day and year first above written.  
 Witness: S. L. Styles, E. A. Jenkins, (SEAL) (Lessor)  
 Witness: R. L. Harris, THE TEXAS COMPANY (Lessee)  
 Attest: x By: W. E. Leach,

(Acknowledgment by Lessor)  
 STATE OF SOUTH CAROLINA,  
 County of Greenville,  
 Personally appeared before me S. L. Styles,  
 and made oath that E. A. Jenkins,  
 his act and deed, deliver the within written and  
he with R. L. Harris, witnessed the execution thereof.  
 Sworn to before me this 6th day of September A. D., 1930  
E. M. Gifford (L. S.)  
 Notary Public for South Carolina. at the State at Large. My commission expires at  
 pleasure of Governor Horton Description: W. H. Comford Form. F. T. Beam.  
 Approved as to: Terms: W. H. Comford Description: W. H. Comford Form. F. T. Beam.  
 This agreement not binding on THE TEXAS COMPANY unless and until approved in writing by its Sales Manager or Assistant Sales Manager by signature  
 below. Approved: x  
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