

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

AGREEMENT.

This Agreement, made this 19th day of April, 1940, by and between G. M. Cooper, first party, hereinafter called client, and W. E. Bowen, second party, hereinafter called attorneys, Witnesseth:

That said client hereby retains and employs said attorneys to represent, appear and act for said client in a certain claim or cause of action, which said client has against Mrs. Essie Waters as follows:

For foreclosure of that certain note and mortgage in the sum of \$1,000 dated April 18, 1938 and due December 1, 1938, and recorded in the R. M. C. Office for Greenville County, in Vol. 273 at page 203, in which mortgage the property is fully described. and to prosecute said claim in the Common Pleas Court of Greenville County, As fee for their services in the said claim or cause of action, said client agrees to pay said attorneys, fifty per cent. of whatever may be collected for said client by suit or otherwise. And said attorneys hereby accept said employment and hereby agree to render such services upon the terms and conditions above set out.

Witness:

Mary S. Bowen
C. S. Bowen

W. E. Bowen
G. M. Cooper
his x mark

State of South Carolina,
County of Greenville.

Personally appeared before me C. S. Bowen who, on oath, says: That he saw the within named W. E. Bowen and G. M. Cooper sign, execute and deliver the within contract and that deponent, together with Mary S. Bowen, witnessed the due execution thereof.

Sworn to and subscribed
before me this the 19th
day of April, 1940.

C. S. Bowen.

J. G. Leatherwood (L. S.)
Notary Public for S. C.

No Stamps

Recorded August 26, 1940 at 4:11 P. M. #12143 BY: E.G.

State of South Carolina,
County of Greenville.

Lease.

This agreement by and between Charlie Cator, hereinafter called the Lessor, and Frederick G. Risk, hereinafter called the Lessee, Witnesseth:

The Lessor agrees to lease and the Lessee agrees to rent the premises known as 300 Manley Street in the City of Greenville, State of South Carolina, County of Greenville, consisting of a two story building containing a store on the first floor and five rooms on the second floor, together with the garage thereto attached, for the term of one year with the option on the part of the Lessee to renew for one or more years not in excess of ten years, upon the expiration of the first year term.

The Lessee agrees to pay and the Lessor agrees to receive a stipulated rental for said premises of Four Hundred Twenty (\$420.00) Dollars per year payable Thirty-five (\$35.00) Dollars per month on the first day of each and every month during the term of this lease or any renewals thereof, commencing August 1, 1940.

The Lessor agrees to paint the interior of said premises and to deliver the same to the Lessee in a good state of repair satisfactory to said Lessee and the Lessee agrees to maintain said premises on the inside and the Lessor agrees to maintain the same on the outside throughout the term of this lease and any renewal thereof.

In witness whereof, we have hereunto set our hands and seals this 30th day of July, 1940.

Witnesses:

John A. Dow
Joseph Sahadi

Charlie Cator, BY (L.S.)
Lessor
John A. Dow
Frederick G. Risk (L. S.)