

TITLE TO REAL ESTATE

STATE OF SOUTH CAROLINA  
GREENVILLE COUNTY

LEASE AGREEMENT

This Indenture entered into this 3rd, day of October, 1940, between Jane G. Hammond and C. P. Hammond, WITNESSETH:

1. That Jane G. Hammond hereby grants, bargains and leases to C. P. Hammond: Hammond's Bowling Center, located at 17 Augusta Street, including premises and all bowling alleys and equipment of every nature connected therewith which is located at 17 Augusta Street, in the City of Greenville, S. C. upon the following terms and conditions: This lease is to run one year from date and thereafter from year to year under the same terms as herein expressed unless either party terminates the same by giving notice in writing fifteen days prior to the expiration of the lease at the end of any year.

2. The lessee is to run said bowling center, is to be entirely responsible for it and is to pay all expenses in connection therewith, and have no power to contract or incur any liability whatsoever on behalf of the lessor.

3. After all such expenses have been paid and accounted for to the lessor, then the lessee is to pay fifty per cent of the net profit remaining to the lessor monthly, payable on or before the 1st. day of the succeeding month as the monthly rental for the premises herein let.

4. This lease is personal to the lessee and cannot be transferred or assigned by him to any other person, firm or corporation, either directly or indirectly, except with the written approval of the lessor.

5. That upon the breach of any of the foregoing conditions, the lessor may, at her option, at any time terminate this lease by giving five days' notice in writing of intention so to do.

The lessee in executing this lease acknowledges that he has read it and that he consents to all of the provisions thereof.

In Witness Whereof, the parties hereto have set their hands and seals, this October 14th. 1940.

Witnesses:

Neillie Mc. M. Hicks  
J. Wilbur Hicks

C. P. Hammond  
Jane G. Hammond

STATE OF SOUTH CAROLINA  
GREENVILLE COUNTY

Personally appeared the undersigned, who, being duly sworn, says that deponent saw the above named Jane G. Hammond and C. P. Hammond sign, seal, and as their act and deed, deliver the foregoing lease agreement, and that deponent with J. Wilbur Hicks witnessed the execution thereof.

Sworn to before me, this 14th. day of October, 1940.

Neillie McM. Hicks

J. Wilbur Hicks (IS)  
Notary Public for S. C.

Recorded Oct. 14th. 1940 at 12:20 P.M.

RECORDED AND CANCELLED BY  
RECORD 23  
ALLIE JAMES GODDARD  
A. M. C. FOR GREENVILLE COUNTY, S. C.  
AT 10:58 O'CLOCK  
# 1706

*Witness  
Allie James Goddard  
Evelyn Goddard*

*This Lease Agreement is part of the same agreement signed Jan 21st - 1946.  
Jane G. Hammond  
C. P. Hammond*