

TITLE TO REAL ESTATE

State of South Carolina,
Greenville County.

The Estate of A. C. Wood, deceased, by J. H. Wood and Bessie Wood Wingo, Executors, and by Lee H. Wood, individually, lessor, in consideration of the rental hereinafter mentioned have granted, bargained, and released, and by these presents do grant, bargain and release unto Joseph E. Brunson, lessee, the residence of the late A. C. Wood, situated on the north side of the National Highway in the town of Taylors, said State and County, for the term of one year from the first day of May, 1941; and the said lessee, in consideration of the use of the said premises, promises to pay to the said lessor, the sum of Sixteen Dollars per month, payable on or before the fifth day of the succeeding month.

To Have and to hold the said premises unto the said Joseph E. Brunson, lessee, his executors, administrators and assigns for the said term.

It is agreed by the parties hereto that this lease shall continue from year to year on the same terms for four additional years at the option of the lessee, unless the lessee desiring to terminate this lease at anytime after May the first, 1942, shall give the lessor notice in writing sixty days before the time of such desired termination.

It is further agreed by the parties hereto that destruction of the premises by fire, storm or other casualty; or failure of the lessee to pay the monthly rental within sixty days after said rental is due, shall terminate this lease.

It is further agreed by the parties hereto that lessee shall have the free use of the ground now vacant around the said residence and the sole right to the use of both wells on the property and shall provide a water spigot at a convenient place in the yard for the use family tenants in adjacent buildings as they now are.

It is further agreed by the parties hereto that the lessee shall have the right to remove the water pumps, piping, plumbing fixtures, lighting fixtures and such other apparatus as he may place on the premises at his own expense, subject to the payment of any unpaid rents.

It is further agreed by the parties hereto that the lessor shall keep the roof, foundations and other structural features of the building in good repair at his own expense, and that the lessee shall have the right to make any changes in arrangement which he may wish to make at his own expense.

Witness our hands and seals this the 12th day of May, 1941.

Signed in the presence of:

W. M. Hale

A. G. Taylor.

State of South Carolina,
Greenville County.

J. H. Wood (SEAL)
as Executor
Bessie Wood Wingo (SEAL)
as Executor
Lee H. Wood (SEAL)

Personally comes W. M. Hale and made oath that he saw the within J. H. Wood and Bessie Wood Wingo as executors and Lee H. Wood, individually, sign, seal the within lease for the Estate of A. C. Wood, deceased, and that he with A. G. Taylor witnessed the execution thereof. Sworn to before me this the 12th day of May, 1941.

A. G. Taylor (L. S.)

W. M. Hale.

Notary Public for South Carolina.



S. C. Stamps 8¢

Recorded May 13, 1941 at 10:04 A. M. #7345 BY: E.G.