

STATE OF SOUTH CAROLINA,
COUNTY OF GREENVILLE.

EXTENSION OF LEASE

WHEREAS, on December 12, 1939, Judson Mills Store Company, a corporation, with its principal place of business in Greenville, South Carolina, as lessor, and Pete Kerhulas, as lessee, made and entered into a lease whereby the lessor leased to the lessee a store building located on the West side of South Laurens Street in the City of Greenville, South Carolina, known as No. 20 South Laurens Street, upon certain terms and at a rental stated in said Lease, and,

WHEREAS, the term of said lease expired on December 31, 1941 and

WHEREAS, said lease contained a clause for renewing the lease for an additional period of two (2) years at a rent not to exceed \$85.00 (Eighty-five Dollars) per month and at the expiration of the additional two (2) years period for a further period of one (1) year at a rent to be agreed upon and not to exceed One hundred Dollars (\$100.00) per month and

WHEREAS both the lessor and the lessee are agreeable to an extension and renewal of said lease

NOW, THEREFORE, THIS agreement made and entered into this _____ day of March, 1942, by and between Judson Mills Store Company, a corporation, as lessor, and Pete Kerhulas, as lessee,

W I T N E S S E T H

For and in consideration of the payments of rent to be made by the lessee as herein-after provided, and of the covenants by the lessee, as contained in the original lease which is hereby renewed and extended, the lessor does hereby agree to renew said lease (for five years) upon the terms contained in the original lease with the exception that for the first two additional years the rental shall be Eighty-five (\$85.00) Dollars per month, payable on the first day of each month, in advance, and that for the three additional years the rental shall be One Hundred (\$100.00) Dollars per month, payable on the first day of each month, in advance. T.C.C. P.K.K.

The lessee does hereby agree to and accept the renewal of the original lease above referred to and agrees to comply with the terms and conditions of said lease and to pay to the lessor a rental of Eighty-five (\$85.00) Dollars per month, on the first day of each month, in advance, for the first two additional years and One Hundred (\$100.00) Dollars per month on the first day of each month, in advance, for the third additional year.

It is distinctly understood that the terms of this renewal agreement are identical to those of the original lease with the exception of the rent to be paid. It is further understood that this agreement shall be retroactive and date back to the date of expiration of the old lease.

IN WITNESS WHEREOF, the lessor has caused this agreement to be signed and sealed by its duly authorized officer and its corporate seal to be hereunto affixed and the lessee has hereunto set his hand and seal, this day and year just above written.

JUDSON MILLS STORE COMPANY (SEAL)
BY: T. C. Cleveland, V. P. & Secy.
Lessor

Witness:

Miss Lucy Mize
G. H. Cleveland

Pete K. Kerhulas (SEAL)
Lessee

State of South Carolina,
County of Greenville.

Personally appeared before me Miss Lucy Mize who upon being duly sworn says that he saw the within named Judson Mills Store Company, a corporation, by T. C. Cleveland, its Vice President and Secretary, sign, and seal with the corporate seal the within written instrument as the act and deed of said corporation and also saw Pete Kerhulas sign, seal and as his act and deed deliver the within written instrument and that he with G. H. Cleveland witnessed the execution thereof.

Sworn to and subscribed before me this 13th day of March, 1942.

Miss Lucy Mize

G. H. Cleveland

Notary Public for S. C.

S. C. Stamps \$2.28

Recorded July 31st, 1942 at 12:30 P. M. #8265 BY:E.G.