

possession of the premises to the Tenant. It is mutually agreed between the Landlord and Tenant that they shall cooperate so as to give full possession of the entire leasehold premises to the Tenant at the earliest possible date. In the meantime the Tenant herein shall receive the rentals payable by the present tenants occupying any portion of the premises.

XX. The building on the demised premises at the time of this lease is constructed and used as a six-unit building. The Tenant shall have the right to convert said building into a single or more units. Tenant agrees at the expiration of this lease, or the renewal thereof, to restore said building to a six-unit or less structure within sixty days after the termination of the lease, upon written request of the Landlord.

XXI. No rights are conferred upon the Tenant until this lease has been signed by the Landlord, and a copy of the Lease delivered to the Tenant.

This Lease and all covenants and conditions herein contained shall bind and/or inure to the benefit of the parties hereto and their respective heirs, executors, and administrators, successors and assigns.

It is understood and agreed that wherever the masculine gender is used in this Lease it shall be extended when necessary to include the feminine or neuter gender and, likewise, the singular number shall be extended when necessary to include the plural.

IN WITNESS WHEREOF, the Landlord has set his hand and seal and the Tenant has, by its duly authorized officers, set its hand and seal, the year and day first above written.

Witness as to the Landlord:

H. O. Gaddy  
Adela DuVernet

E. D. Sloan (SEAL)  
Landlord

Witnesses as to the Tenant:

A. C. Mann  
Alfred F. Burgess.

FREEMAN-BABB HARDWARE COMPANY (SEAL)  
BY: W. E. Freeman  
President  
and C. R. Babb,  
Secretary  
Tenant.

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

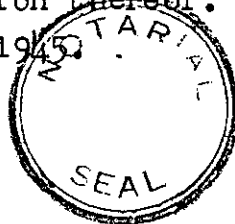
PERSONALLY appeared before me H. O. Gaddy, who, being duly sworn, says that he was present and saw E. D. Sloan, as Landlord, sign, seal and deliver the foregoing lease and that he with Adela DuVernet witnessed the execution thereof.

Sworn to before me this 9th day of May, 1945.

H. O. Gaddy.

Adela DuVernet (L. S.)

Notary Public for S. C.



STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

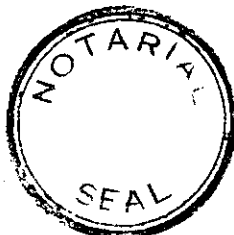
PERSONALLY appeared before me Alfred F. Burgess who, being duly sworn, says that he was present and saw W. E. Freeman, as President, and C. R. Babb, as Secretary, of FREEMAN-BABB HARDWARE COMPANY, a corporation chartered under the laws of the State of South Carolina, sign, seal with its corporate seal and as the act and deed of said corporation deliver the within instrument and that he with A. C. Mann witnessed the execution thereof.

Sworn to before me this 7th day of May, 1945.

Alfred F. Burgess

A. C. Mann (L. S.)

Notary Public for S. C.



S. C. Stamps \$7.20

Recorded May 9th, 1945 at 11 :06 A. M. #5388 BY:E.G.