

tended and binding in all its provisions for one year after such expiration, and so to continue from year to year, until such notice be given by either party previous to the expiration of such extended term. But the destruction of the premises by fire, or any other casualty, shall terminate this agreement. And it is mutually understood that the Lessee shall make no repairs at the expense of the Lessor, and any alterations or improvements desired by the Lessee at his own cost, must be done under the written sanction of the Lessor, and all such alterations or improvements shall be surrendered to the Lessor on the Lessee's removal. The Lessee shall make good all breakage of glass, and all other injuries done to the premises during his tenancy, excepting such as are produced by natural decay and unavoidable accidents.

And it is further stipulated and understood, by the parties to these presents, that if one month's rent shall at any time be in arrear and unpaid, the Lessor shall have the right to annul and terminate this lease, and it shall be lawful for them to re-enter and forthwith re-possess all and singular the above granted and leased premises.

And it is further stipulated and understood, by the parties to these presents, that the Lessee shall not assign this lease or sublet the above leased premises without the written consent of the Lessor.

In Witness Whereof, the parties do hereunto set their Hands and Seals, this 18th day of April A.D. 1923.

In the Presence of:
Oscar H. Mauldin.

J. R. Love.

Oscar H. Mauldin. } as to

J. R. Love. } James Angel.

John M. H. Mauldin (Seal)

Clarence Howland (Seal)

Eliza H. Mauldin (Seal)

James Angel (Seal) Lessee.

(Next Page.)

State of South Carolina }
County of Greenville.

Personally appeared before me J. R. Love who upon oath says: That he saw the within named Clarence Howland and John M. H. Mauldin, as executors, and Eliza H. Mauldin as Executrix of the last Will and Testament of W. R. Mauldin, Decedent, sign seal and deliver the foregoing instrument for the uses and purposes therein mentioned, and that he with Oscar H. Mauldin witnessed the execution of the same. Sworn to before me this

18th day of April, A. D. 1923.

J. R. Love.

Oscar H. Mauldin (Seal).
Notary Public for South Carolina.

State of South Carolina.
County of Greenville.

Personally appeared before me J. R. Love who upon oath says: That he saw the within named James Angel sign seal and deliver the foregoing instrument for the uses and purposes therein mentioned, and that he with Oscar H. Mauldin witnessed the execution of the same.

Sworn to before me this

18th day of April, A. D. 1923.

J. R. Love.

Oscar H. Mauldin (Seal).
Notary Public for South Carolina.

Recorded April 21, 1923.

END OF DOC.