



AUG 22 9 52 AM 1949

STATE OF SOUTH CAROLINA, )  
COUNTY OF GREENVILLE. )OLLIE FARNSWORTH  
LEASE R.M.C.

THIS AGREEMENT made and entered into this 30 day of July, 1949, by and between R. P. WALL, A. D. WALL and S. A. WALL, hereinafter referred to as Lessors, and RHODES, INC., a corporation, hereinafter referred to as Lessee,

W I T N E S S E T H :

In consideration of the payments made and to be made by the Lessee as hereinafter provided, the Lessors do hereby lease and demise unto the Lessee:

All that certain lot of land, with the improvements thereon, in the City of Greer, Chick Springs Township, School District 9-H, said County and State, on the East side of Trade Street, and South side of the right of way of the Southern Railway, designated as Lot #1 on plat of the D. D. Davenport Estate, prepared by H. S. Brockman, Surveyor, August 9, 1938, and having the following courses and distances, to-wit:

BEGINNING at pin on Eastern edge of sidewalk of said South Trade Street, cornering with Southern Railway right of way, and opposite a fire hydrant, and runs thence with South Trade Street, S. 8-50 E. 67 feet to corner of Lot #2; thence as dividing line between Lots 1 and 2, N. 81-23 E. 154.95 feet to iron pin on a 15-foot alley; thence with the Western edge of said alley, N. 12-40 W. 78.75 feet to point on the Southern edge of right of way of Southern Railway; thence with said right of way, S. 76-55 W. 150.1 feet to the beginning corner. From the original Lot #1 has heretofore been sold a 15-foot strip on the East for alleyway.

TO HAVE AND TO HOLD unto the Lessee for and during the term beginning September 1, 1949 and ending at midnight on August 31, 1954.

In consideration of the premises the Lessee does hereby covenant and agree that it will pay unto the Lessors a rental of One Hundred Twenty-five (\$125.00) Dollars per month for each and every month during the term hereof, said rent to be paid in advance on the first day of each calendar month beginning with September 1, 1949.

It is mutually agreed that the Lessee shall have the right and privilege of extending this lease for an additional period of five years beginning September 1, 1954, on the same terms and conditions as herein set forth, provided, however, that the Lessee in order to