

heirs and successors in interest and assigns and where the contract required or admits, to their heirs, assigns, personal representatives, agents, employees, invitees and financial representatives. The use of the neuter singular pronoun in reference to Landlord or Tenant shall be deemed a proper reference even though the Landlord or Tenant may be an individual, a partnership, a corporation, or a group of two or more individuals or entities. The necessary grammatical changes required to make the provisions of this Lease applicable in the plural sense if there is more than one Landlord or Tenant, and the necessary changes in the gender of pronouns, shall in all instances be assumed.

22. Holding Over. In the event Tenant remains in possession of the demised premises after the expiration of this Lease, or any renewal thereof, and without the execution of a new lease, it shall be deemed to be occupying said premises as a Tenant from month to month at a rental equal to the rental herein provided, which rental is to be payable monthly and otherwise subject to all conditions, provisions and obligations of this lease insofar as the same are applicable to a month to month lease by operation of law. Provided, that if the Tenant should become a month to month Tenant, the right to purchase is immediately cancelled.

23. Recordation. It is understood and agreed that this Lease Agreement shall be recorded in the R.M.C. Office for Greenville County. Any State of South Carolina documentary stamps required by law to be affixed to the original lease or the memorandum of lease upon recording shall be paid for at the expense of the Tenant.

24. Captions. The captions of the paragraphs of this lease are for convenience only, are not a part of this Lease, and do not in any way limit or amplify the terms and provisions of this lease.

25. Liens for Improvements by Tenant--General Provisions. The Tenant shall not permit any mechanic's lien to be filed against the fee of the leased property or against the Tenant's leasehold interest in the property by reason of work, labor, services, or materials supplied or claimed to have been supplied, whether prior or subsequent to the commencement of the term hereof, to the Tenant or anyone holding the

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