

The No. 10 Callender Co.

To
J. N. Poole

Lease

This indenture made this
twelfth day of December 1880
one thousand eight hun-
dred and eighty one
between the No. 10 Callen-

der Co. of the first party, and J. N. Poole of
Greenville County of Greenville in the State
of South Carolina party of the second
part; witnesseth that the party of the first
part hath let, and by these presents doth let unto
the said J. N. Poole the party of the second part,
One Rosewood 4x8 6 pocket Inlaid Billiard Table
one set 2 1/2 Comp. Pool Balls and one cue
Rack one dozen cues Bridges and all the appur-
tenances belonging to the said Table for the
term of twelve months from date, and for
the sum of One hundred and fifty Dollars
to be paid in the following manner, namely,
Fifty Dollars in cash and the balance in
seven payments of eight Dollars and twenty
five cents and one payment of nine Dollars
and twenty five cents payable on the 12th
day of each and every month until the
expiration of this lease making in the
aggregate one hundred and fifty Dollars
and it is further agreed, by and between the
parties to these presents, that if default
shall be made in the payment of the first
or any of the above named instalments or
payments then it shall be lawful for, and
the said party of the first part may enter
into possession of said Billiard Table and
property, take away, remove and enjoy the
same as though these presents were not
made, and the said party of the second
part doth covenant and agree that the
said Billiard Table shall be taken to his
place of business, in Greenville State of
South Carolina and there held and kept,
and not removed therefrom with the
with the consent of the party of the first

part to first had and obtained; and at the expiration
or sooner determining of the said term, he will
quit and surrender the said Billiard Table and
property in as good condition as reasonable wear
and use will admit, and the said party of the
first part doth hereby covenant and agree that
the said party of the second part, on paying the
above specified instalments, and performing the
covenants aforesaid, shall and may peaceably
and quietly have, hold and enjoy the said Table
for the said term, and the party of the first
part doth hereby covenant, promise and
agree to and with the said party of the second
part, that if the said party of the second part shall
well and truly keep the covenants herein made
and shall make no default in the payment
of aforesaid instalments, as the same shall become
due and payable, and this lease shall not be
determined by mutual consent, sooner or otherwise
that they, the said party of the first part, will make,
execute and deliver to the said party of the second
part a good and sufficient bill of sale for said
Billiard Table, the consideration whereof shall
be the amount of the above named payments
received for the said term, in all the sum of
One hundred and fifty Dollars and the
said party of the second part doth hereby
covenant and agree to keep the said tables
insured against loss or damage by fire,
during the continuance of this lease, in the
sum of at least one hundred and fifty Dollars
in a good and incorporated company approved
of by the said party of the first part, and ass-
ign the policy or certificate thereof to the
said party of the first part, and in default
thereof the said party of the first part may
effect such insurance, and the premium so
paid for effecting the same shall be a
lien on the said Billiard Table used to
the above named amount and to be collected
at the expiration of the said term.