

State of South Carolina,
Greenville County.

KNOW ALL MEN BY THESE PRESENTS:- That the Katrine Manufacturing Company, a corporation chartered under the laws of the State of South Carolina, hereafter known as the party of the first part, and the Peoples Bank of Fountain Inn, a corporation likewise chartered under the laws of the State of South Carolina, hereafter known as the party of the second part, in consideration of mutual promises herebelow set forth do enter into this contract and agreement under their corporate seals and by the hands of their officials:-

First:- That the Katrine Mfg Company and its successors and assigns, does lease for the space of twenty years from date hereof to the Peoples Bank of Fountain Inn, its successors and assigns, a lot or plot of land in the County and State aforesaid, lying twenty feet along the public road leading from Fork Shoals to Lickville church and extending back from said road seventy five feet, having a total area of thirty seven hundred and fifty square feet with the following metes, bounds and distances to wit:- Beginning on road above mentioned at a point seventy five feet from the fork of public road leading from the Fork Shoals and Lickville road above mentioned to Old Hundred and extending from said point seventy five feet from fork of roads twenty feet along the Fork Shoals and Lickville road to a point, thence at right angle to the aforesaid line along road for a distance of seventy five feet to a third point, thence parallel with the line along road for twenty feet to a fourth point, thence seventy five feet to the beginning point on the Fork Shoals and Lickville Road. This being a plot of land located on the property now owned and occupied by the Katrine Manufacturing Company aforesaid:- Now the Katrine Manufacturing Company does hereby lease the above described real estate with all and singular the rights, members, hereditaments and appurtenances to the premises belonging, or in anywise appertaining or incident.

To Have and to Hold all and singular the premises before mentioned to the Peoples Bank of Fountain Inn, its successors and assigns for the space of twenty years from date hereof.

And the Katrine Manufacturing Co. does hereby bind itself its successors and assigns to warrant and defend the premises for twenty years from date hereof to the Peoples Bank of Fountain Inn, its successors and assigns, against itself and its successors and assigns and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Second That the Peoples Bank of Fountain Inn, party of the second part, agrees and contracts to pay to the Katrine Mfg Co, party of the first part, as a rental for the said plot of land the sum of Twenty five dollars per year, payable at the end of each and every year during the life of this contract.

Third:- That the Peoples Bank of Fountain Inn or its successors and assigns, is to be allowed to construct and maintain on said plot of land, a one story brick building twenty feet wide by fifty two feet long, to be used by said bank, its successors and assigns as a banking building.

Fourth:- That the Peoples Bank of Fountain Inn, its successors and assigns, is to furnish, in the rear of said banking building for the exclusive use of the said Katrine Manufacturing Company, its successors and assigns, an office room to furnish also to the Katrine Manufacturing Company, its successors and assigns, the use of said banks vault for the storing of books and valuable papers of the Katrine Manufacturing Company, its successors and assigns, all free of cost to the said Manufacturing Company. Said room and vault to be used by the Katrine Manufacturing Co, its successors and assigns, however at hours convenient for the officials of the bank.

Fifth:- That the Katrine Manufacturing Company, its successors and assigns agrees and contracts -

(Over)