	Vol. 137.  LEASE AGREEMENT dated the 23 day of September 19.30, by and between		Vol. 137.	1::
	AGREEMENT dated the 23 day of September 19.00, by and between	1 1	THAN	4
	AGREEMENT dated the day of	en	AGREEMENT dated the 6th September 19.30, by and between	
	Georgey. Fowler.		B. A. Jenkins,	
	Piedmont, S. C. Deleware, having a place of business at		and THE TEXAS COMPANY (Lessee): a corporation of Delaware, having a place of business at Houston, Texas	s. ·
	Houst of Greenville State of South Carolina described as follows:	,   {	(1)—Premises Leased. Lessor hereby leases unto lessee a tract of land, with the improvements thereon, in the City of Tigerville R. F. D.	1
	County of Greenville South Carolina described as follows:		County of Greenville State of South Carolina described as follows:	- 1
	to the star of an incomplete Highway #20, one mile worth of the			-
			Beginning an the Southwest corner at the intersection of the Blindtiger Bridge	
			Road and the Greer-O'Neal Road and running South, along the west side of the Greer-O'Neal Road	
	The same and the same to the moint of buckliness.		75 feet to a point, thence West 75 feet to a point, thence North 75 feet to a point, thence	
			East 75 feet to the point of beginning.	
•	Property bound on the West by State Anglian 120, and From the North by property of East by property of George Y. Fowler, Property bound on the North by property of	- i	Property bound on the South and West by property of E. A. Jenkins, bound on the	
		į į	East by the Greer-O(Neal Road and on the North by the Blind Tiger Fridge Road.	İ
;	Sam Poore.		East by the Green-officer Road and on one herein all one print 1-6-1 1-1-1-1	
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	One years from and after t	he .	(2)—Term. TO HAVE AND TO HOLD for the term of F1ve years from and after the	
	(2)—Term. TO HAVE AND TO HOLD for the term of	ect	15th day of September Nineteen Hundred TXXXX thirty (Sept. 15, (19230.) but subject to termination by lessee at the end of the first year or any subsequent year upon thirty (30) days' written notice from lessee to lessor. provided however	
	to termination by lessee at the end of the first year or any subsequent year upon thirty (30) days' written notice from lessee to lessor. provided	.   +	that the league of the option way terminate this agreement any time upon ten (10) days prior	
hr		,	written notice in the event of the cancellation or termination in any manner of that certain	
			Commission Agency Agreement between The Texas Co. and R. S. Fowler hereto dated Sept. 15, 1930.	
		1	or any agreement supplementary thereto or in lien thereof.	İ
15	930, or any agreement supplementary thereto of		(3)—Rental. Lessee agrees to pay the following rent for said premises:	
'	(3)—Rental. Lessee agrees to pay the following rent for said premises:	:	A sum equal to one-cent (16) for each gallon of gessee's gasoline sold from	
.	(3)—Rental. Lessee agrees to pay the following rent for said premises:  A sum equal to one-cent (16) for each gallon of lessee's gasoline sold from	-	said premises each month during the term hereof, payable on the 10th day of each month next	
sı	A sum equal to one-cent (16) for each gazzen or the 10th day of each month aid premises each month during the term hereof, payable on the 10th day of each month ext following the month for which payment is made.		following the month for whoih payment is made.	
ne ne	ext following the month for auton balances as a second sec		TOTTOMINE ONE MONIOR TOL MITOTIC LECTURE DE MITOTIC.	
			to the Sales Manager of	
!	and agrees that, if any installment thereof shall be due and unpaid for ten (10) days after written notice of such default has been delivered to the Sales Manager lessee at Houston, Texas, lessor shall then have the right to terminate this lease on thirty (30) days' notice to lessee.  (4)—Maintenance. Lessor agrees to maintain said premises and improvements in good repair during the term of this lease. In the event of his failure to so, lessee may, at its election either terminate the lease on thirty (30) days notice to lessor, or make the necessary repairs, at the expense of lessor, and have the right of apply accruing rentals for the purpose of reimbursing itself. If, during the time the premises are undergoing repairs, the use thereof by lessee is materia interfered with, the rent accruing during such period shall be abated.  (5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination sever and remove all fixtures, equipment and other property of lessee placed on or in said premises by lessee during the term of this or any previous lease, or a extension or renewal thereof.	of i,	and agrees that, if any installment thereof shall be due and unpaid for ten (10) days after written notice of such default has been delivered to the Sales Manager of lessee at Houston, Texas, lessor shall then have the right to terminate this lease on thirty (30) days' notice to lessee.  (4)—Maintenance. Lessor agrees to maintain said premises and improvements in good repair during the term of this lease. In the event of his failure to do the sales were and have the right	
	lessee at Houston, Texas, lessor agrees to maintain said premises and improvements in good repair during the term of this lease. In the event of his failure to  (4)—Maintenance. Lessor agrees to maintain said premises and improvements in good repair during the term of this lease. In the event of his failure to  (4)—Maintenance. Lessor agrees to maintain said premises and improvements in good repair during the term of this lease. In the event of his failure to	do tht	(4)—Maintenance. Lessor agrees to maintain said premises and improvements in good repair during from the so, lessee may, at its election either terminate the lease on thirty (30) days' notice to lessor, or make the necessary repairs, at the expense of lessor, and have the right so, lessee may, at its election either terminate the lease on thirty (30) days' notice to lessor, or make the necessary repairs, at the expense of lessor, and have the right	
:	so, lessee may, at its election either terminate the training itself. If, during the time the premises are undergoing repairs, the use thereof by lessee is materia to apply accruing renals for the purpose of reimbursing itself. If, during the time the premises are undergoing repairs, the use thereof by lessee is materia	ily ,	(4)—Maintenance. Lessor agrees to maintain said premises and improvements in good repair during the term of this lease. In the event of his failure to do so, lessee may, at its election either terminate the lease on thirty (30) days' notice to lessor, or make the necessary repairs, at the expense of lessor, and have the right to apply accruing rentals for the purpose of reimbursing itself. If, during the time the premises are undergoing repairs, the use thereof by lessee is materially interfered with, the rent accruing during such period shall be abated.  [Applied of Property Lesser shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination to	
	(5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination (5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination (5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination (5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination (5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination (5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination (5)—Removal of Property. Lessee shall have the right at any time during the continuance of this lease or within thirty (30) days after its termination (5)—Removal of Property.	to }	sever and remove all fixtures, equipment and other property of lessee placed on or in said premises by lessee during the term of this or any previous lease, or any	
ĺ	extension or renewal thereof.  (6) I research Right of Termination. Should the structure on said premises be destroyed by fire or storm, or should lessee for any reason be prevented from	om.	extension or renewal thereof.  (6)—Lessee's Right of Termination. Should the structure on said premises be destroyed by fire or storm, or should lessee for any reason be prevented from establishing or continuing the business of distributing petroleum products on said premises, or should said business for any reason in lessee's judgment become unduly burdensome, lessee may terminate this lease upon giving ninety (90) days' written notice, in which event the rental obligation shall be prorated to the date	
1 .	extension or renewal thereof.  (6)—Lessee's Right of Termination. Should the structure on said premises be destroyed by fire or storm, or should lessee for any reason be prevented fro establishing or continuing the business of distributing petroleum products on said premises, or should said business for any reason in lessee's judgment become unduly burdensome, lessee may terminate this lease upon giving ninety (90) days' written notice, in which event the rental obligation shall be prorated to the distributions.	nte ite	establishing of continuing the distribution of an entire the distribution of the distr	
	of such termination.  (7)—Damages for Defect in Title. Lessor covenants that he is well seized of said premises, has good right to lease the same, and warrants and agrees to a continuous field the title thereto; and to reimburse and hold lessee harmless from all damages and expenses which lessee may suffer by reason of any restriction, encumbrated field the title thereto; and to reimburse and hold lessee harmless from all damages and expenses which lessee may suffer by reason of any restriction, encumbrated the title thereto; and to reimburse and hold lessee harmless from all damages and expenses which lessee may suffer by reason of any restriction, encumbrated the title thereto; and to reimburse and hold lessee harmless from all damages and expenses which lessee may suffer by reason of any restriction, encumbrated the title thereto; and to reimburse and hold lessee harmless from all damages and expenses.	Ie-	of such termination. (7)—Damages for Defect in Title. Lessor covenants that he is well seized of said premises, has good right to lease the same, and warrants and agrees to defend the title thereto; and to reimburse and hold lessee harmless from all damages and expenses which lessee may suffer by reason of any restriction, encumbrance fend the title thereto; and to reimburse and hold lessee harmless from all damages and expenses which lessee may suffer by reason of any restriction, encumbrance	
i	fend the title thereto; and to reimburse and hold lessee harmless from all damages and expenses which lessee may suffer by reason of any restriction, encumerate or defect in such title.	nd .	or defect in such title.  (8)—Taxes and Encumbrances. Lessor argees to pay all taxes, assessments and obligations which are or may become a lien on the demised premises and improvements as they become due. If lessor should fail to do so, lessee shall have the right either to make such payment for the account of lessor, in which event it shall be subrogated to all the rights of the holder of such lien, and in addition thereto shall have the right to apply accraing rentals in satisfaction of such obligations; or lessee, in the event of a foreclosure of any such lien and the sale of said demised premises and improvements, shall have the right to buy in said premises	
	(8)—Taxes and Encumbrances. Lessor argees to pay all taxes, assessments and obligations which are or may become a near on the defined premises a improvements as they become due. If lessor should fail to do so, lessee shall have the right either to make such payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor, in which extra premises a stress of the payment for the account of lessor in the payment for the account of lessor in the payment for the account of lessor in the payment for the account of lessor in the payment for the account of the payment for the account of the payment for the payment for the account of the payment for the pa	ent	improvements as they become due. If lessor should fail to do so, lessee shall have the right either to make such payment for the account of lessor, in which even improvements as they become due. If lessor should fail to do so, lessee shall have the right to apply accraing rentals in satisfaction of such obligations the subground of the rights of the holder of such being and in addition thereto shall have the right to apply accraing rentals in satisfaction of such obligations and the right of the holder of such obligations and the right of the holder of such payment.	
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	and improvements for its own account.  (9)—Successors and Assigns. This agreement shall be binding upon and shall inure to the benefit of the parties hereto and to their respective successors.	or .	and improvements for its own account.  (9)—Successors and Assigns. This agreement shall be binding upon and shall inure to the benefit of the parties hereto and to their respective successors or assigns.	
.	assigns.			
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			to No fakais names the day and year first above written.	
	IN WITNESS WHEREOF lessor and lessee have hereunto subscribed their names the day and year first above written.		IN WITNESS WHEREOF lessor and lessee have hereunto subscribed their names the day and year first above written.  S. L. Styles,	
	Witness: S. L. Styles. George Y. Fowler, (SEAL) (Lesson	) F	Witness: R. L. Harris B. A. Jenkins, SEAL (Lessor) Witness: THE TEXAS COMPANY (Lessee)	
ΙI	Witness: R. D. REFFIS. THE TEXAS COMPANY (Lessee)	1	W. E. Leach.	
	Attest: X By E. E. Dattned.		Attest:	-
	(Acknowledgment by Lessor)		(Acknowledgment by Lessor)	
	STATE OF SOUTH CAROLINA, )		STATE OF SOUTH CAROLINA,	ž.
	County of Greenville	į	County of Greenville. S. L. Styles,	1
	S. L. Styles.	<u> </u>	Personally appeared before me. S. II. Styles, and made oath that he saw the within named B. A. Jenkins, and	1
	and made oath thathe say the within named George 1. Fowler;	nd	art and deed, deliver the within written	
11 -	sign, seal and asact and deed, deliver the within written	of.	R. L. Harris, with R. L. Harris,	
1/20"	7 Success to hafare me this 23rd. day of 1	$\int \frac{d}{dt} dt = \frac{1}{2}$	Swent to before me this.	
	Santition of the santit	<b> </b>	September A. D., 192 50 S. L. Styles,	GOV
1/2	F. M. Gifford (Las) has State at Large My committee on expires at	<del></del> [ } '	F. M. Grifford (L.S.)  Notary Public for South Carolina. the State at large. My commission expires pleasure of the G	11.
$\Pi^{\mathcal{A}}$	Approved as to: Terms F.E. Horton Description F.E. Horton Form F. T. Beam.  This agreement not binding on THE TEXAS COMPANY unless and until approved in writing by its Sales Manager or Assistant Sales Manager by signature below.		Notary Public for South Carolina. The State at large. My commits in State at large. My commits i	
	This agreement not binding on THE TEXAS COMPANY unless and until approved in winning by its bales industries and until approved in winning by its bales industries.	"¢	This agreement not binding on THE TEXAS COMPANY unless and data approved:  below.  Approved:	
<u> </u>	Approved:	}	***************************************	
]			November 24th 102 30 at 6:30o'clock A. M.	11
11	Recorded Hovember 24th 192 30, at 8:30 o'clock A. M.		Recorded November 24th 192 30 at 6:30 o'clock A. M.	
11	VEFOI ACTION STATES TO STA	- ,  } + -		$\mathbf{H}$
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