

State of South Carolina - Lease -
County of Greenville

I, James J. Davenport, lessor, in consideration of the rental hereinafter mentioned, have granted, bargained, and released, and by these presents, do grant, bargain and lease unto C. F. Smith, lessee, all property and equipment of the former Lime Cola Bottling Company, of Greenville, S.C. including soakers, bottling machines, trucks, carbonator, ice machines, boiler motor, bottles, crates, office equipment, and all other tools and equipment of every kind, as acquired by said lessor at public sale on February 18, 1928, under a chattel mortgage executed to Mary Joseph by the Lime Cola Bottling Company and transferred to the lessor. This lease to cover any additional articles purchased and added, or to replace discarded items from time to time. It is understood and agreed that the rental hereinafter provided for shall be and constitute a first lien upon any supplies and manufactured products, and cash received for such products, from time to time, as the same may be derived from conducting said business.

For the term of one year, and the said lessee, in consideration of the use of said property for the said term, promises to pay the said lessor the sum of Fifty Dollars (\$50.00) per month, payable monthly.

To have and to hold the said property unto the said lessee, his executors, administrators and assigns for the said term. It is agreed by the parties hereto that this lease shall continue from year to year on the same terms, unless the party desiring to terminate it give to the other party two months written notice previous to the time of the desired termination, but the destruction of the property by fire or other casualty, or three months default of rent, shall terminate this lease. The lessee agrees to make good all breakage or other injuries done to the property during the term, except such as are produced by natural decay or depreciation.

It is further agreed and understood that the Lessee shall carry Employees and Public