

State of South Carolina,
County of Greenville.

This agreement made and entered into this 1st day of January, 1935, by and between Oakvale Land Company, a corporation chartered under the laws of the State of South Carolina, Lessor, and Hubert Surratt, Lessee, Witnesseth.

That for and in consideration of the rental hereinafter stated the Lessor leases to the Lessee for a period of ten years beginning January 1, 1935, the following described lands:

"All that piece, parcel or lot of land on the National Highway between Greenville and Piedmont, near Gantt Station, in Gantt Township, Greenville County, State of South Carolina, having a frontage of 75 feet on the Eastern side of said National Highway and containing one acre, beginning at the Southwest corner of Tract No. 3 on plat of property of C. C. Good made by W. M. Rast, Engineer, July 1928, and recorded in the R. M. C. Office for Greenville County, Plat Book G, page 223, and running along the Eastern side of said National Highway S. 14-15 W. 75 feet; thence in a straight line to a point on line of tract No. 3 a sufficient depth to make up one acre, said lot being triangular in shape. This is a portion of tract No. 4 on the plat above mentioned."

As rental for said property, the Lessee agrees to pay the sum of Twenty (\$20.00) Dollars per year, payable annually in advance on the first day of January in each year.

It is understood and agreed that the Lessee shall have the right to remove any buildings erected upon said property, provided he does so before the expiration of this lease, and shall have the right to purchase said property within twelve months for Two Hundred Ninety (\$290.00) Dollars

It is Understood and agreed that the Lessor shall pay all taxes upon this property during the term of this lease, except on buildings.

To Have and to hold the within described premises unto the Lessee, his heirs and assigns for and during said term.

In witness whereof Oakvale Land Company has caused this lease to be executed by its duly authorized officers, C. C. Good, as President and L. F. Simpson, Jr., as Secretary, and the corporate seal to be hereunto attached, and said Hubert Surratt, Lessee, has hereunto set his hand and seal the day and year first above written.

In the presence of:
Hoke B. Black
S. E. Colvin,

Oakvale Land Company (L. S.)
BY: C. C. Good
 president.
 and L. F. Simpson, Jr.,
 Secretary.

Lessor.

State of South Carolina,
County of Greenville.

H. O. Surratt, (L. S.)
Lessee
Hubert Surratt.

Personally appeared before me Hoke B. Black who being duly sworn says that he saw C. C. Good, as President, and L. F. Simpson, Jr., as Secretary, sign, and affix the corporate seal and as the act and deed of said corporation deliver the foregoing written lease, and that he saw Hubert Surratt sign, seal and as his act and deed deliver the foregoing written lease, and that he with S. E. Colvin, Jr. witness the execution thereof.

Sworn to before me this 1st
day of January, 1935.
S. E. Colvin, Jr. (SEAL)
Notary Public for S. C.

Hoke B. Black

S. C. Stamps \$0.08

Recorded this the 2nd day of January, 1935, at 12 M.

[Handwritten notes and stamps: "The Debt Thereby Secured is Paid", "10029", "14-15", "O.C. Good", "L.F. Simpson, Jr.", "H. O. Surratt", "S. E. Colvin, Jr.", "1935", "12 M.", "10029", "14-15", "O.C. Good", "L.F. Simpson, Jr.", "H. O. Surratt", "S. E. Colvin, Jr.", "1935", "12 M."]