

ARTICLES OF AGREEMENT.

This Agreement, Made and entered into, this the 20th day of December, 1937, by and between James W. McKinney and his wife Mary A. McKinney, of the County of Philadelphia State of Pennsylvania, parties of the first part, and James L. Simpson of New York City, party of the second part:

Witnesseth, That for and in consideration of the sum of one (\$1.00) dollar, in hand paid to the parties of the first part, by the party of the second part, the receipt whereof is hereby acknowledged, and for further consideration, hereinafter mentioned, as the parties of the first part do hereby give and grant to the party of the second part an option to buy or sell any time within 20 years, from date, a certain parcel of land located in the County of Greenville in Highland Township, State of South Carolina, containing 125 1/2 acres, and more particularly described in a plat dated May 19th, 1898 by J. N. Southern attached herewith and made a part hereof, and also a deed recorded Nov. 15th, 1906 in Book E, page 141, from The National Bank of Greenville South Carolina and also a deed from William E. Beattie to James W. McKinney, dated November 15th, 1906 and un-recorded as this date.

Terms and conditions as follows:

Full rights are hereby given to party of second part, to occupy the Smith house, also full rights are given to second party to occupy the Fitts house on and after Jan. 1st, 1939. J. W. McKinney to receive ten per cent of net recovery of Gold from property for twenty years and on renewal the same royalty to apply. This lease subject to renewal on same basis at expiration of twenty years, optional with second party.

The parties of the first part agree to make a good and sufficient deed to purchaser or purchasers.

In witness, whereof, we the parties to this agreement, have hereunto set our hands and seals, this the date first above written.

Witness Louis H. Hollis
Helen C. Ayer
Witness: L. Wright
A. J. Wood.

James W. McKinney (SEAL)
Mary A. McKinney (SEAL)
Party of the first part
James L. Simpson (SEAL)
Party of the Second part

State of Pennsylvania
County of Philadelphia.

Personally appeared before me Louis H. Hollis who being duly sworn says that he saw the within named James W. McKinney and Mary A. McKinney sign, seal and as their act and deed deliver the within written instrument, and that he with Helen C. Ayer witnessed the execution thereof.

Sworn to and subscribed before me this 31st day of January, 1938
C. Frank Ayer (L. S.)
Notary Public for Pennsylvania.
Susquehanna Ave. at 18th St.
Notary Public, My commission expires Aug. 16, 1940.
State of Penn.
County of Phila.



Attest: Nellie Depina, Smith R.M.C. #3296 at 3:45 P.M.

Personally appeared before me L. Wright who being duly sworn says that he saw the within named James L. Simpson sign, seal and as his act and deed deliver the within written instrument, and that he with A. J. Wood witnessed the execution thereof.

Sworn to and subscribed before me this 31st day of January, 1938.
C. Frank Ayer (L. S.)
Notary Public for Penna.
Susquehanna Ave. at 18th St.
Notary Public
My commission expires Aug. 16, 1940.



L. Wright.

No Stamps.

Recorded this the 2nd day of February, 1938 at 5:20 P. M. #1396 BY:E.G.

*Received Receipt to James L. Simpson 1/17/38
This lease is the count in the Simpson, et al. This March 21*