

TITLE TO REAL ESTATE

State of South Carolina,
County of Greenville.

This Indenture made and concluded at Greenville, S. C. by and between Mrs. S. C. Mills hereinafter referred to as the Lessor, and R. L. Vaughn hereinafter referred to as the Lessee, WITNESSETH:

That the Lessor for the rental hereinafter mentioned hereby rents and leases to the Lessee for a term of ten years commencing September 1, 1934.

"All that certain lot of land situate on Cedar Mountain, County, State of South Carolina and more particularly described by metes and bounds, as follows, to-wit:

Commencing at a stake in old road which point is S. 80-0 W. 207 feet from center of culvert across Geer Highway at a point where a branch crosses highway and near double spring; thence along other property of Grantor herein N. 29-10 W. 166 feet to a stake; thence S. 60-30 W. 65 feet to a stake; thence continuing with line of Grantor S. 29-10 E. 137 feet to a stake in old road; thence along old road N. 80-0 E. 68 feet to the point of beginning."

Also a sufficient amount of land just below, and adjoining this lot of land for the purpose of erecting thereon a power house, the same to be built at the expense of the Lessee.

As rent therefor the Lessee agrees to furnish to the Lessor one-third of the entire current produced at said power plant. The Lessor reserves the right to run a road or street through the above described leased property.

It is further agreed that the Lessee shall have a right of way through the Lessor's other property to J. P. Thompson's Place for the purpose of establishing a line to run the current to the said J. P. Thompson's place.

The Lessor shall have the option of purchasing from the Lessee the power plant at any time during the continuance of this lease, for the sum of Two Hundred (\$200.00) Dollars less ten per cent per annum for depreciation. In case, however, the Lessor does not exercise this option during the continuance of this lease, then at the expiration of said lease the power plant and all buildings connected therewith shall become the property of the Lessor.

It is further understood and agreed that the Lessee is to operate said plant during all the time of this lease and should he fail to do so then the Lessor may take possession thereof and become the owner of the same.

This lease is to extend to, and bind the respective heirs, executors, administrators and assigns of both parties and the Lessee upon performing all the covenants herein contained, may hold and enjoy the premises from the time stipulated, and subject to all the rights herein contained of the Lessor.

In witness whereof the parties have hereunto set their hands and seals in duplicate this 1st day of September, A. D. 1934.

In the presence of:

O. P. Mills

Mrs. T. Charles Gower

State of South Carolina,
County of Greenville:

Personally appeared before me O. P. Mills, who being duly sworn says that he saw the within named Mrs. S. C. Mills, Lessor, and R. L. Vaughn, Lessee, sign, seal and as their act and deed, deliver the within written Lease, and that he with Mrs. T. Charles Gower witnessed the execution thereof.

Sworn to before me this 3rd day of September, 1934.

Dan H. Wallace, Jr. L. S.

N. P. for S. C.



No Stamps.

Recorded April 28th, 1941 at 11:45 A. M. #6504 BY: E.G.

SATISFIED AND CANCELLED OF RECORD 10 DAY OF Sept 19 1934
O. P. Mills
R. M. C. FOR GREENVILLE COUNTY, S. C. Lessor
10:35 o'clock
13366

Mrs. S. C. Mills L. S.
R. L. Vaughn L. S.

terminated

by

Sept 19 1934
O. P. Mills
R. L. Vaughn