

## TITLE TO REAL ESTATE

KEYS PRINTING CO., GREENVILLE, S. C.

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

This lease made and entered into by and between Manley F. Haywood, Greenville, South Carolina, hereinafter referred to as the Lessor, and Henry V. Dick & Co., Inc., of Charlotte, North Carolina, hereinafter referred to as the Lessee, witnesseth:

That in and for the consideration hereinafter expressed the Lessor does hereby lease unto the Lessee the first floor of a two-story building situate in the City of Greenville, South Carolina, on the northeast side of East McBee Avenue, fronting approximately 45 feet on said avenue with a depth of 125 feet and being the identical property now occupied by the Lessee and J. H. Collins, for a period of three years, commencing on October 1, 1946 and expiring on the 30th day of September 1949.

In consideration for said premises, the Lessee agrees to pay to the Lessor as rent therefor nine hundred dollars per year payable in equal successive monthly installments of seventy-five dollars each, in advance, on the first of each and every month, the first installment being payable on October 1, 1946.

It is understood and agreed that the Lessee herein shall have the right to sublease all or any portion of said premises.

It is understood and agreed that the Lessor herein shall keep the roof and exterior walls of said building in a reasonable good state of repair and Lessee herein will make good any and all damage to said premises occasioned by its occupancy. The Lessee herein is to furnish at its own expense necessary water, lights and heat in connection with its occupancy of said premises.

This the 30th day of September, 1946.

Witness:

George Shelnut  
June Thaxton

M. F. Howard (SEAL)  
Lessor

Henry V. Dick & Co., Inc. (SEAL)  
BY: M. A. Wilkinson, Jr.  
Greenville Manager  
Lessee.

STATE OF SOUTH CAROLINA,  
COUNTY OF GREENVILLE.

PERSONALLY appeared before me George Shelnut who being duly sworn says that he saw the within named Manley F. Haywood and Henry V. Dick & Co., Inc., by M. A. Wilkinson, Jr., Greenville Manager, sign, seal and as their act and deed deliver the within instrument, and that he with June Thaxton witnessed the execution thereof.

Sworn to before me this  
30th September, 1946.

Mary S. Wilburn (SEAL)  
Notary Public, S. C.

George Shelnut.

S. C. Stamps \$1.08

Recorded October 1st, 1946 at 8:05 A. M. #16603 BY: E.G.