

MAY 6 9 13 AM 1950

STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE) LEASE AGREEMENT

THIS LEASE made and entered into this 5th day of May, 1950, by and between Mrs. Ruth B. Mauldin, hereinafter referred to as the Lessor, and H. D. Hutchins, doing business as Leawood Cleaners, hereinafter referred to as the Lessee,

WITNESSETH:

In consideration of the rental hereinafter recited the Lessor does hereby demise and lease unto said Lessee that certain one story cement block mercantile building located on the property of the Lessor recently purchased from Henry H. Simon and conveyed to said Lessor by deed dated April 22nd, 1950, said mercantile building being known and designated as #1223 New Buncombe Road in Greenville County, South Carolina, for a period of two (2) years, commencing on the 10th day of May, 1950, and terminating on the 9th day of May, 1952.

The Lessee agrees to pay to the Lessor as rental for said premises the sum of Three Thousand (\$3,000.00) Dollars, payable in monthly installments of One Hundred Twenty Five (\$125.00) Dollars each, in advance, on the 10th day of each and every month hereafter, during the term of this lease, beginning on the 10th day of May, 1950. Should the Lessee be as much as ten (10) days in arrears in his rental installments at any time, the Lessor shall have the right to declare this lease terminated and evict the Lessee without any further notice and the Lessee agrees to vacate said premises should such election be made by the Lessor. The Lessee shall have a right to renew this lease for an additional five (5) years upon the termination of the within lease at a ^{reasonable} rental to be mutually agreed upon by the parties hereto, provided said Lessee gives notice of his election to renew the lease to the Lessor, in writing, at least thirty (30) days prior to the termination of the present lease.

It is agreed by the parties hereto that these premises are to be used for the purposes of operating a dry cleaning and

H.D.H.
 R.B.M.