

NOV 9 11 30 AM

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE L-E-A-S-E

This lease made and entered into by and between M. F. Haywood, hereinafter referred to as the Lessor, and J. H. Collins and J. H. Collins, Jr., d/b/a Collins Sausage Company, hereinafter referred to as the Lessees, witnesseth:

That in and for the consideration hereinafter expressed, the Lessor does hereby let and lease unto the Lessees that certain lot of land, together with all improvements thereon, situate at 409 East McBee Avenue, Greenville, South Carolina, according to the City enumeration, said lot having a frontage on East McBee Avenue of approximately fifty (50) feet with a depth of approximately one hundred and eighty-five (185) feet, together with an easement or right of way for ingress and egress from the rear of said premises, across adjacent property of the Lessor herein, to Mordecai Street, for a period of two years, commencing on the 1st day of November, 1951 and expiring on the 31st day of October, 1953.

In consideration for said premises, the Lessees agree to pay to the Lessor as rent therefor the sum of two hundred and sixteen dollars per month, payable in advance on or before the 10th day of each and every consecutive month during said term.

It is understood and agreed that the Lessees accept said building in its present condition but the Lessor will keep the roof and outside walls of said building situate on said premises, in a good state of repair. The Lessees, however, shall maintain the inside walls and floor in a reasonable good state of repair.

It is further agreed that should the Lessees desire to make any improvements or additions to the interior of said premises, that the same shall be made at the expense of the Lessees.