



JUN 9 10 27 AM  
GREENVILLE  
S.C.

THE STATE OF SOUTH CAROLINA :  
COUNTY OF GREENVILLE : RENTAL and PURCHASE OPTION AGREEMENT

We, William H. Wyatt and Coleen B. Wyatt, hereinafter called Landlords, and H. G. Williams, hereinafter called Tenant, for value received, enter into the following agreement, to wit:

The Landlords lease unto said Tenant, his heirs and assigns, their certain real estate situate on the Cedar Lane Road, in the Berea Community, in Greenville County, South Carolina, facing about 122 feet on Cedar Lane Road, and running back about 300 feet or a little less, and being part of the Farr Estate, and including the house on said real estate, and including also any and all other improvements thereon, for a period of thirteen (13) months, commencing June 1, 1953, at a rental of One Hundred (\$100.00) Dollars per month, due and payable monthly in advance, and said Tenant rents said property for said term at said rental. Provided, that if said house is destroyed or substantially damaged by fire or other casualty, the Tenant may declare this lease at an end, and in that event he would not thereafter be liable for the subsequent monthly rental.

As a part of this rental contract, the Landlords hereby confer upon said Tenant, his heirs and assigns, the option to purchase said property, at any time during the said thirteen (13) months rental period, at the price of Eight Thousand, Two Hundred and Fifty (\$8,250.00) Dollars, and all rental payments made pursuant to this lease shall be applied on the said sales price of \$8,250.00, and upon payment of the balance of the said sales price, namely: \$8,250.00 less the sum of rental payments made under this rental agreement, the Landlords shall convey the real property aforesaid, by a good, fee simple, marketable title deed, clear of all liens and encumbrances, with dower properly renounced, to the said Tenant, his heirs and assigns, forever.

The Landlords hereby constitute J. A. Wyatt their agent to receive and receipt for the monthly rental payments provided for in this lease agreement, and also to receive notice of the Tenant's decision to purchase the above described property under the within option to purchase.

IN WITNESS WHEREOF, the parties to this document do hereby bind themselves, their personal representatives, heirs and assigns, jointly and severally, to the faithful performance of all the terms of the within agreement, and place their signatures, and affix their seals, hereto, this the 26th day of May, 1953.

SIGNED, SEALED and DELIVERED : William H. Wyatt (SEAL)  
in the PRESENCE of : William H. Wyatt  
Hubert N. Hester : Coleen B. Wyatt (SEAL)  
G. F. McJunkin : Coleen B. Wyatt  
: H. G. Williams (SEAL)  
: H. G. Williams.

THE STATE OF SOUTH CAROLINA : Personally appeared before me  
COUNTY OF GREENVILLE : G. F. McJunkin, who being first  
duly sworn, on oath says:

That he saw the within named William H. Wyatt, Coleen B. Wyatt, and H. G. Williams, sign, seal, and mutually deliver, the within written instrument for the uses and purposes therein stated, and that he with Hubert N. Hester witnessed the due execution thereof.

SWORN To and SUBSCRIBED Before me : G. F. McJunkin  
this 9th day of June, 1953..... :  
: C. S. Bowen  
Notary Public for State of S. C. :

Recorded June 9th, 1953 at 10:27 A. M. #12929