

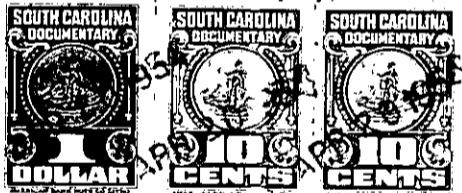
said term. The destruction of the premises by fire or other casualty, making the same unfit for occupancy, or one (1) month's arrear of rent, shall terminate this lease, if the lessor so desires. The lessee agrees to make good all breakage of glass ^{EXCEPT PLATE GLASS} and ^{WINDOWS} all other injuries done to the premises during the term, except such as are produced by natural decay, and agrees to make no repairs, improvements or alterations to the premises without the written consent of the lessor nor subrent without the lessor's written consent. However, the lessee, except as hereinabove provided, is to pay for all repairs to the premises, including painting, repairing plumbing, electrical wiring and the like. The lessor shall not be liable for any damage occasioned by failure to keep said premises in repair.

Witness our hands and seals in duplicate this the 19th day of April, 1954.

Witness:

Warren B. Higginbotham Wheeler M. Thackston (SEAL)
Schaefer B. Kendrick THACKSTON FARM IMPLEMENT, INC.
 BY: Wheeler M. Thackston (SEAL)

STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE)



PERSONALLY, comes WARREN B. HIGGINBOTHAM and makes oath that he saw the within named P. C. Higginbotham and Thackston Farm Implement, Inc. by Wheeler M. Thackston sign and seal the within written instrument, and that he with Schaefer B. Kendrick witnessed the execution thereof.

SWORN to before me this 19th day)
 of April, 1954.)

Schaefer B. Kendrick (LS))
Warren B. Higginbotham