

3.

IT IS FURTHER AGREED between the parties that within thirty (30) days next preceding the expiration of this lease, the said Lessors, their agents, prospective purchasers, prospective lessees or their assigns, may from time to time enter upon said premises for the purpose of viewing or showing said premises and may affix to some suitable part of said premises a notice to rent or to sell the same, or any part thereof, and keep the notice affixed without molestation by said Lessee.

Should the Lessee fail to pay any installment of rent provided for herein, or fail to perform any of the covenants and agreements herein contained, the Lessors, may, at their option, either declare the rental for the entire term immediately due and payable, or may declare this lease terminated and take immediate possession of the premises, collecting the rental up to the retaking of such possession.

TO THE FAITHFUL PERFORMANCE OF THESE COVENANTS, these parties hereby bind themselves, their heirs, administrators, executors, successors and assigns.

IN WITNESS WHEREOF the parties hereto have hereunto set their hands and seals the day and year first above written.

IN THE PRESENCE OF:

<u>Francis B. Hartzel</u>	<u>Chas. H. Hartsel</u>	(LS)
<u>Patrick C. Dant</u>	<u>J. H. Hartsel</u>	(LS)
As to Lessors.		

LESSORS

<u>Francis B. Hartzel</u>	QUALITY CLEANERS AND DYERS (LS)
<u>Patrick C. Dant</u>	By <u>L. C. Sullivan</u>
As to Lessee.	President

And <u>Grace L. Sullivan</u>	Secretary.
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LESSEE.

RAINEY, FANT,  
BRAWLEY & HORTON  
ATTORNEYS AT LAW  
GREENVILLE, S. C.

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