

LEASE  
ROSE FARMER TO L.L.HYDER

This lease made and agreements entered into by and between Rose Farmer, hereinafter called the Lessor and L.L.Hyder, hereinafter called the Lessee: Witnesseth;

The Lessor for and in consideration of rental to be paid and the agreements herein made does hereby demise and lease to Lessee Seven (7) acres of land for Twenty-five (\$25.00) Dollars per acre for a period of Fifteen (15) years, beginning January 22, 1980 and ending January 22, 1995, the land being that part of Rose Farmer home-place lying North of Glassy Mountain Road that is cleared, and lying South of S.C. Highway No. 11 and North of S.C. Highway No. 414 in Glassy Mountain Township, Greenville County, South Carolina.

The rental of One Hundred Seventy-five (\$175.00) Dollars shall be paid annually on the 22nd day of January

The Lessee will plant peach trees on the land and will maintain the land in good order and build such roads, drives as needed and will maintain the same as need requires in the conduct of business. The Lessee agrees to assume all liability for damages to persons or property that may occur in the operation of his business on the premises and to protect the Lessor from all claims that may be filed for such claims.

The Lessee will pay all taxes and assessments that may be levied against the property.

Violation of the terms and agreements herein made or failure to pay rental due within Ninety (90) days of due date shall be cause for Lessor to terminate the lease and to repossess the property, at the option of the Lessor, anything to the contrary notwithstanding.

The Lessor and the Lessee hereby bind themselves, their heirs and assigns to forever warrant and defend agreements herein made.

Signed, sealed, and a copy delivered to Lessee and Lessor, receipt of which is hereby acknowledged, this 10<sup>th</sup> day of January, 1980.  
March

*James Fowler*

*Rose B. Farmer* (SEAL)  
Lessor: Rose Farmer

*Bernice Fowler*  
Witnesses:

*L.L. Hyder* (SEAL)  
Lessee: L.L. Hyder

STATE OF SOUTH CAROLINA  
COUNTY OF SPARTANBURG

Personally appeared before me the undersigned witness and made oath that he was present and saw the within named Lessor and Lessee, Rose Farmer and L.L. Hyder, sign, seal, and as their act and deed deliver the within written lease and that he with the other witness subscribed above witnessed the execution thereof

~~*Henry May*~~  
Witness:

Sworn to before me this 10 day of January, 1980.  
March

*Frances H. Parker*  
Notary Public for S.C.  
My Commission expires 10-19-80

*Bernice Fowler*  
Witness:

FILED  
MAR 17 10 07 AM '80  
S.C.

SC10 - 2 MAR 17 80 1212

40001

4328 RV-2

0640