JAN 17 9 57 AM 1982
GREENVILLE
OLLIE. FARTISWORTH
T. A. V. Which I.
in consideration of the rental hereinafter mentioned, have granted, bargained and released and by these presents do grant,
bargain, and lease unto A. L. Witt, his heirs and assigns,
the
for the following use, viz.: Dusiness and/or fraternal purposes./building formerly
occupied by Sterling Finance, being a 19 ft. wide. 70 ft. deep
Drick Store building at # 28 Rutherford Road in the City
Greenville, together with any appurtenances thereto for the term of one year, beginning Jan. 1, 1962, together with an option
for an additional five years on the same towns and
to the expiration of the original term,
in consideration of the use of said premises for the said term, promises to pour the said law of
Seventy-five and no/100 Dollars
per month payable on or before the 4th day of each month
in advance
The lessee hereby agrees to take the building just as it stands unless otherwise agreed upon in writing, and the lessee only require of the lessor the use of the premises for the business mentioned by
only require of the lessor the use of the premises for the business mentioned but no other. The lessor to repair the roof should it leak, it is also fully agreed that the roof is considered sound and the lessor not to pay any damages from leaks should any occur. Use of premises for any business other than herein called for shall cancel this lease if the lessor so desires and give notice of same in writing.
If the husiness is discontinued or the promises were at a constant
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BKHHKERHING AM AKKMKAKHKHAKHKKAKKKKHAKHHKKHKKHKKHKKKHKK
The lessee shall have the right and privilege of repairing,
improving or altering the premises so long as such repairs, improve-
men us of alterations do not lessen the value of the building.
The lessee shall have the right to sub-lease or sub-let the
premises, but no such sub-leasing or sub-renting shall relieve the
original lessee herein from responsibility under the terms hereof, it being agreed that such original lessee shall remain responsible
for the rent and for compliance herewith during the entire term
hereof.
Lessee shall be entitle to possession of premises upon execution hereof.
To Have and to Hold the said premises unto the said lessee . his assigns, heirs, executors or administrators for the said term. It is agreed by the parties hereto that this lease shall continue from year to year on the same terms, unless the party desiring to terminate it after the expiration of the term above men-
tioned give to the other party
months arrear of rent, shall terminate this lease, if the lessor so desires. The lessee agree to make good all breakage of glass and all other injuries done to the premises during the term, except such as are produced by natural decay.
The lessee hereby acknowledges having a duplicate of this lease.
Witness our hands and seals the 27th day of December , 19 61
Witness: Wille
Lessor (SEAL)
(SEAL)
(SEAL)
Lessee (SEAL)
QUIN CAROLINA SUUTH CAROLINA SUUTH CAROLINA SUUTH CAROLINA (SEAL)