



FEB 1 1950



STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

This LEASE, made this 31ST day of January 1950, is made between Richard L. Fortune, of the City of Greenville, South Carolina, party of the first part, hereinafter called lessor, and Edward J. Day, party of the second part, hereinafter called lessee.

WITNESSETH: That the lessor hereby grants, lets, lets, and leases to the lessee the building known as Fortune's Drug Store, located on Green Avenue Extension, together with such fixtures and equipment as is owned by him, and located in the building, these fixtures and equipment having been listed separately from this lease, and signed by the parties.

The said lease is to begin on August 1, 1951, which will be the expiration date of the lease under which the lessee now holds possession of the said premises, and is to continue for a period of five (5) years thereafter, or until August 1, 1956.

Rent is to be paid by the lessee to the lessor at the rate of six Hundred Dollars (\$600.00) per year, payable in advance, provided, however, that the lessee may pay said sum in installments of Fifty Dollars (\$50.00) on the first day of each month in advance so long as there is no default in any of the provisions of this lease.

The lessor is to keep up repairs on the building and roof; any interior repairs are to be first approved by the lessor and to be made at the expense of the lessee.