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SEP 21 1953

BOOK 480 PAGE 139

STATE OF SOUTH CAROLINA  
COUNTY OF Greenville

ASSIGNMENT OF LEASE

SEP 21 10 37 AM 1953

WHEREAS the undersigned J. D. Todd, L. M. Todd & J. D. Todd, Jr. has executed and delivered to the Esso Standard Oil Company a lease of certain properties hereinafter more particularly described, which lease is dated the 15<sup>th</sup> day of SEPTEMBER 1953, and

WHEREAS The South Carolina National Bank of Chas., Columbia, South Carolina, has lent to the undersigned J. D. Todd, L. M. Todd & J. D. Todd, Jr. the sum of Eighteen Thousand Six Hundred Twenty-five Dollars (\$18,625.00) with which to make improvements on the leased property and the undersigned wishes to assign to The South Carolina National Bank of Chas., Columbia, S. C. said lease as security for said loan. Now, therefore

KNOW ALL MEN BY THESE PRESENTS THAT We, J. D. Todd, L. M. Todd & J. D. Todd, Jr. of Greenville, South Carolina, for valuable consideration and in consideration of the premises, hereby assigns, transfers and sets over to The South Carolina National Bank of Chas., Columbia, South Carolina all that said lease entered into by Us, J. D. Todd, L. M. Todd & J. D. Todd, Jr. as lessor with Esso Standard Oil Company as Lessee, dated 15<sup>th</sup> day of SEPTEMBER 1953, and covering the following described property:

All that certain piece, parcel or lot of land situate, lying and being on the Easterly side of Augusta Street, in the City of Greenville, S. C., located in Ward No. 6 and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Easterly side of Augusta Street, corner of Brigham lot, and running thence with the Brigham Line N 80-00 E 200 feet to a point; thence in a line parallel with Augusta Street S 11-38 E 108 feet, more or less, to a point on the line of property now or formerly of Hodgens; thence along the Hodgens line S 80-15 W 200 feet to an iron pin on the Easterly side of Augusta Street; thence along the Easterly side of Augusta Street N 11-38 W 108 feet, more or less, to the point of beginning.

The above described property consists of the front portion, 200 feet in depth, of the property conveyed to the lessors herein as will more fully appear in the RMC Office for Greenville, S. C., in Deed Book 410, page 311.

together with the buildings, improvements and equipment thereon or connected therewith.

And hereby directs the Esso Standard Oil Company to pay to The South Carolina National Bank of Chas., Columbia, S. C. the sum of One Hundred Eighty-five Dollars (\$185.00) per month, the rental due under said lease, until the South Carolina National Bank of Chas., Cola., S. C. shall have been paid the principal sum of Eighteen Thousand Six Hundred Twenty-five Dollars (\$18,625.00), with interest thereon from date at the rate of 3 1/2 % per annum, together with any taxes, insurance, repairs, or disbursements which the South Carolina National Bank of Chas., Columbia, S. C. has been required to make to keep the aforesaid lease in good standing.

And The South Carolina National Bank of Chas., Columbia, S. C. is hereby authorized by the undersigned to do all things whatsoever necessary to keep the said lease in good standing in the event the undersigned shall fail to do so.

This Assignment is irrevocable and can only be terminated on the part of the undersigned by the payment in full to The South Carolina National Bank of Chas., Cola., S. C. of all the aforesaid indebtedness.

IN WITNESS WHEREOF the undersigned has signed these presents this 15 day of September 1953.

WITNESS:

Edwin Holder  
Myra Holder

J. D. Todd  
L. M. Todd  
J. D. Todd, Jr.

(over)