

State of South Carolina)
County of GREENVILLE)

THE WILLIAM GOLDSMITH COMPANY, AGENTS, G. Dewey McCall

lessor
in consideration of the rental hereinafter mentioned, have granted, bargained and released and by these presents do grant,
bargain, and lease unto M. N. Finley

lessee
for the following use, viz.: grocery store and market.

the
one story, brick store building at 503 New Buncombe Road, including fixtures
for the term of ONE YEAR, beginning October 1, 1953 and ending October 1, 1954
with option to renew, length of term to be agreed upon.

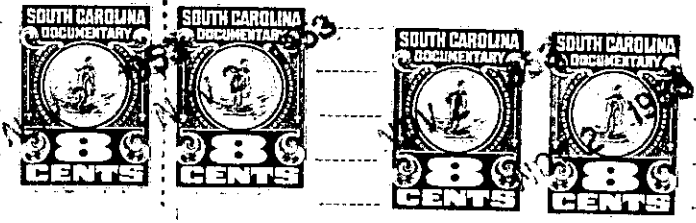
and the said lessee
in consideration of the use of said premises for the said term, promises to pay the said lessor the sum of \$65.00
SIXTY FIVE AND NO/100 Dollars
per month payable monthly in advance.

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 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 business is discontinued or the premises vacated before the expiration of the lease then the whole of the unexpired time becomes immediately due and payable.

Outside signs to be erected that may connect with the parapet or any other outside part of the building must be consented to by the lessor before being erected.

LESSEE is to have the use of the adjacent parking lot at no. 505 New Buncombe Road along with L. L. Evett.



To Have and to Hold the said premises unto the said lessee his
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 ONE months written notice previous to the time of the desired
termination, but the destruction of the premises by fire or making it unfit for occupancy or other casualty, or
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, and
agree to make no repairs, improvements or alterations in the premises without the written consent of the lessor nor sub-
rent without the lessors written consent.

The lessee hereby acknowledges having a duplicate of this lease.

Witness our hands and seals the 28th day of September, 1953

Witness:
Thelma Waddell
THE WM. GOLDSMITH CO., AGENTS
By B. H. Hammill (SEAL)
M. N. Finley (SEAL)
(SEAL)
(SEAL)
(SEAL)

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