

STATE OF SOUTH CAROLINA

LEASE

COUNTY OF GREENVILLE

This lease agreement made and entered into by and between Clyde Bayne, hereinafter referred to as the lessor, and W. E. Roach and Billie C. Roach, hereinafter known as the lessees:

W I T N E S S E T H

That in and for the considerations of the rents reserved and the mutual covenants and agreements hereinafter contained, it is agreed as follows:

That the lessor does hereby grant, bargain, demise, and lease unto the lessees and the lessees do hereby lease, hire and accept in its present condition, the following described property:

All of that lot of land in the County of Greenville, State of South Carolina approximately one-half mile North of Travelers Rest, S. C. situated on the western side of the Hendersonville highway at the corner of Hart Street, of which there is located a five room frame house.

TO HAVE AND TO HOLD the above described premises, together with all entrances and passageways unto said property for and during the term of fifteen months to commence on the 1st day of August, 1953 and ending on the 31st day of October, 1959 at midnight.

The lessees hereby agree to pay unto the lessor during the aforesaid term of fifteen months rental of Six Hundred Seventy Five and no/100 Dollars(\$675.00) payable in fifteen(15) equal monthly installments, in advance, of Forty Five and no/100 Dollars(\$45.00) each.

In the event the owner, known herein as the lessor, should sell said property, said lease shall continue for the term of fifteen months as aforesaid.

IT IS UNDERSTOOD AND AGREED, that the lessees shall pay all costs of lights, water, heat and utilities; that the lessor shall pay all taxes.

Should the leased premises be destroyed or so damaged by fire or other casualty during the lease period thereby rendering the same unfit for occupancy then this lease shall cease to operate during