

Exception to SF-2
Approved by Bureau of the Budget,
April 1, 1959

POST OFFICE DEPARTMENT
LEASE

1. This LEASE, made and entered into this 22nd day of April, 19 65 by and between Elmer H. Henley and Melba J. Henley, his wife,

whose address is 101 New Buncombe Road, Greenville, South Carolina 29601

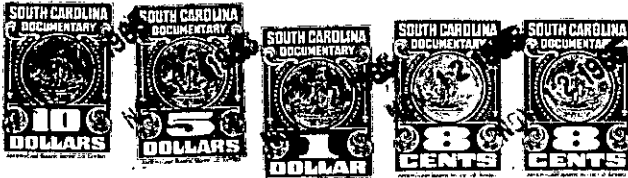
for themselves, their heirs, executors, administrators, successors, and assigns, hereafter called the Lessor, and the UNITED STATES of America hereinafter called the Government:

WITNESSETH: The parties hereto for the consideration hereinafter mentioned covenant and agree as follows:

2. The Lessor hereby leases to the Government the following described premises, viz:

All that certain room of approximately 3600 square feet of floor space, net, inside measurements on the first floor, with use of paved trucking and parking areas of approximately 1350 square feet located in the front of the building and 1500 square feet located at the rear of the building over paved driveway about 10 feet wide leading from Mahon Street, of the one-story masonry building located on the east side of New Buncombe Road between Mahon Street and Rutherford Road, all above-described property lying and being in

Greenville, South Carolina (Greenville County)
Park Place Branch



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GREENVILLE, S.C.
U.S. MAIL

to be used for postal purposes.

3. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning November 1, 1964, and ending with October 31, 1972 (Eight years)

4. The government shall pay the Lessor an annual rental of: Five Thousand Forty and no/100----- Dollars (\$) 5,040.00 payable in equal installments at the end of each calendar month. Rent for part of month shall be prorated.

5. This lease may be renewed, at the option of the Government, for the following separate and consecutive terms and at the following annual rentals:

<u>2</u> years at	\$ <u>5040.00</u>	per annum
<u>2</u> years at	\$ <u>5040.00</u>	per annum
_____ years at	\$ _____	per annum
_____ years at	\$ _____	per annum
_____ years at	\$ _____	per annum
_____ years at	\$ _____	per annum

provided notice be given in writing to the Lessor at least 60 days before the end of the original lease term or any renewal term; all other terms and conditions of this lease shall remain the same during any renewal term.

6. The Lessor shall furnish to the Government, under the terms of this lease, as part of the rental consideration, the following:
Lessor shall pay all taxes and shall properly protect all windows and doors according to requirements. Lessor shall furnish heating system of sufficient size and capacity to maintain uniform temperature of 70°F. in all areas, based on the design temperature commonly in use in the locality. Lessor agrees to provide and replace during the continuance of the lease all ballasts as needed. Lessor shall not be responsible for