

RESIDENTIAL LEASE AGREEMENT

BOOK 1135 PAGE 978

State of South Carolina  
County of Greenville

FILED  
GREENVILLE CO. S. C.

This agreement, made and entered into the 1st day of October, 1980 \*

by and between Jacqueline Anderson Kemble, Lessor (hereinafter for convenience called Owner), and Jay E. Pierce, Lessee,

hereinafter for convenience called Tenant).

WITNESSETH:

STATE OF SOUTH CAROLINA  
SOUTH CAROLINA TAX COMMISSION  
DOCUMENTARY STAMP  
TAX \$ 01.81  
1985 11213

1. That Owner, in consideration of the rent reserved herein to be paid by said Tenant and of the other covenants, agreements, and conditions hereinafter contained to be kept, performed and observed by said Tenant, does hereby let and lease unto said Tenant the premises known as Number Nine (9) Drexel Avenue, Lake Forest Heights, in or near the City of Greenville, South Carolina, to be used and occupied by said Tenant as a residence, and for no other purpose, for the term of: twenty-four (24) months. The Lessee shall have unlimited renewal options of twenty four (24) months (two years) each.

2. That Tenant, in consideration of the use of the demised premises and of the covenants and agreements made herein by said Owner, leases said premises and does hereby promise to pay to Owner, Jacqueline Anderson Kemble, as a rental, the sum of Four Hundred and 00/00 (\$400.00)

Payable In one sum amount as agreed on monthly, mailed to P.O. Box 788, 29602

Rent shall be paid to Owner on or by the first day of each month - \*October, 1980 being an exception. October rent shall be prorated upon occupancy. No Tenant-incurred expenses shall be deducted from the above mentioned monthly rent under any circumstances whatsoever.

*[Handwritten signature and initials]*

3. Tenant accepts the premises in their present condition, with the following exceptions: \_\_\_\_\_

4. Good Housekeeping is expected of everyone. Tenant agrees to keep and maintain the premises in a good, clean condition and to make no alterations or additions thereon without the written consent of Owner.

5. Tenant further agrees to refrain from any act of commission or omission that creates a nuisance (such as excessive noise) or that is in violation of any law. Tenant is also responsible for the acts of their visitors or visiting children. Tenant will be expected at all times to consider the peace and quiet of their

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