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STATE OF SOUTH CAROLINA, )  
COUNTY OF GREENVILLE. ) LEASE

THIS AGREEMENT made and entered into this 30th day of September, 1949, by and between ROY WATERS, hereinafter called the Landlord, and GENERAL SUPPLY COMPANY, INC., a corporation, hereinafter called the Tenant,

W I T N E S S E T H :

In consideration of the payments made and to be made by the Tenant as herein provided, the Landlord does hereby rent and lease unto the said Tenant the following described premises, to-wit:

That one-story brick building on the Northeast side of Augusta Street in the City of Greenville designated in the numbering of the City as 1615 Augusta Road,

for the term of five years and four months commencing the first day of September, 1949 and ending the 31st day of December, 1954, for which the said Tenant is to pay the Landlord as hereinafter provided.

The Tenant agrees to take the premises hereinabove described for the term named and to pay to the Landlord a rental therefor of One Hundred Twenty-five (\$125.00) Dollars per month for the period beginning September 1, 1949 and ending December 31st, 1949, the sum of One hundred Seventy-five (\$175.00) Dollars per month for the period beginning January 1, 1950 and ending December 31, 1950, and the sum of Two Hundred (\$200.00) Dollars per month for the period beginning January 1, 1951 and ending December 31, 1954, said rental payable monthly in advance commencing September 1, 1949.

The Tenant agrees to take the premises as they now stand unless otherwise stipulated herein, and to use same for a general hardware business and for no other purpose.

The Tenant further agrees to pay all water, gas and electric power charges used on said premises during the term of this lease and to keep in repair at its own cost all water and fuel pipes, fixtures and accessories and to repair any other damage to the premises that may be

