

STATE OF SOUTH CAROLINA)
): L-E-A-S-E
 COUNTY OF GREENVILLE)

WHEREAS, Dwine South Carolina Corp. presently leases a certain storeroom designated as No. 10 South Main Street, in the City of Greenville, South Carolina, under a lease made by Jas. L. Love, as Agent for Caroline M. Howland, et al, as Landlords, and said Dwine South Carolina Corp. as Tenant, dated November 7, 1944, which expires December 31, 1949, and

WHEREAS, said Dwine South Carolina Corp. is desirous of securing an extension of said lease so as to expire December 31, 1959,

NOW, THEREFORE, This agreement made and entered into this 1ST day of FEB. , 1949, by and between James L. Love, as Agent for Caroline M. Howland, Grace McH. Mauldin, Mary L. Mauldin, Lizzie Rhett Mauldin, and W. L. Mauldin, hereinafter referred to as "Landlord", and Dwine South Carolina Corp., a South Carolina Corporation, hereinafter referred to as "Tenant";

W-I-T-N-E-S-S-E-T-H:

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

(1) That the Landlord does hereby grant, bargain and lease unto the tenant, and the tenant does hereby accept from the Landlord the following described property, located in the City of Greenville, State and County aforesaid, to-wit:

The storeroom situate on the West side of South Main Street, being known and designated as No. 10 South Main Street, according to the present enumeration, said storeroom being the same now occupied by Dwine South Carolina Corp., a South Carolina Corporation.