

FEB 23 46 PM 1955

VOL 517 PAGE 423

OLLIE FARNSWORTH
R.M.C.

THIS LEASE, made this 12 day of September, 1953, between R. E. Hughes of Greenville, South Carolina, hereinafter called the Lessor and The Life Insurance Company of Virginia, a Virginia corporation hereinafter called Lessee.

WITNESSETH

The Lessor, for and in consideration of the rent reserved and the covenants, stipulations, provisions, conditions, and agreements hereinafter set forth on the part of the Lessee to be paid, kept, performed, complied with and other good and valuable considerations, receipt of which is hereby acknowledged, doth hereby lease and demise unto the Lessee those certain premises to be erected by said Lessor, as hereinafter provided, on that certain parcel of land in the City of Greenville, South Carolina, described as follows:

All that parcel or lot of land situate on the east side of North Church Street, in the City of Greenville, in Greenville County, S. C., and having, according to a survey made by R. K. Campbell, July 30, 1953, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the east side of North Church Street, said pin being 443 feet north from the northeast corner of the intersection of North Church Street and East North Street and running thence with the east side of North Church Street, N. 20-46 E. 60 feet to an iron pin at corner of property of Mrs. T. J. P. Cogswell; thence with the Cogswell line, S. 69.16 E. 176 feet to an iron pin; thence S. 20-46 W. 60 feet to an iron pin; thence N. 69-16 W. 176 feet to an iron pin on the east side of North Church Street, the beginning corner.

LESSOR COVENANTS

Lessor, as a part of the consideration for this agreement, does hereby covenant and agree, at his own cost and expense, to with reasonable dispatch erect a one-story building, parking area, and other facilities according to plans entitled "Floor plan and elevation, The Life Insurance Company of Virginia, as proposed by Hughes Real Estate, Joe Duncanson, drawn by Joe Duncanson, dated July 3, 1953, and containing sheets numbered 1 and 2," on the above described real estate. The said floor plan and elevations,

