

Lessee does not remove the same within thirty (30) days after the termination of this lease any and all property, real or personal, and all goods, wares and merchandise situate on the premises shall be and become the property of the Lessors.

Lessors do hereby grant unto the Lessee the right and privilege to share in the use of the aforesaid railroad siding in a proper and reasonable manner without warranty, however, as to the rights of the Lessors in and to said siding.

Lessors warrant that they are the sole owners of the demised premises, respectively, in fee simple and that the same are free and clear of liens, mortgages and encumbrances, provided, however, no warranty is made as to the existence of any zoning or building restrictions of governmental authorities or agencies.

Lessee shall have the right and option to renew this lease for an additional period of five (5) years from December 31, 1959, by giving the Lessors written notice, registered mail, return receipt requested, ninety (90) days prior to December 31, 1959.

This lease shall not be assigned or the premises sublet without the consent in writing first obtained from the Lessors.

This agreement shall be binding upon the parties hereto, their heirs, executors, administrators, purchasers, successors and assigns.

IN WITNESS WHEREOF, The Lessors have hereunto set their hands and seals, and the Lessee has caused its corporate seal to be hereunto affixed and these presents to be subscribed by its duly authorized officers the day and year first above written.

Witness:

Kelen P. Davis
W. H. Bragdale

[Signature] (SEAL)
[Signature] (SEAL)
Lessors.

[Signature]
[Signature]

TEXTILE IRON & METAL CO., INC. (SEAL)
By [Signature]
President
and [Signature]
Lessee.