

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

LEASE 2

THIS INDENTURE OF LEASE, made and entered into this 11<sup>th</sup> day of May, 1955, by and between Belle B. Hunt, individually, and as Executrix of the Estate of T. Franklin Hunt, deceased, of Greenville, South Carolina, Flora H. Sherman, Harriet H. Bozeman, David W. Hunt and Timothy F. Hunt, heirs and devisees of T. Franklin Hunt, deceased, and all hereinafter called the "Lessors", which shall include their heirs and assigns where the context so requires or admits, of the one part; and Southern Biscuit Company, a division of Weston Biscuit Company, Incorporated, the said Southern Biscuit Company having its principal place of business in the City of Richmond, Virginia, hereinafter called the "Lessee", which expression shall include its successors and assigns where the context so requires or admits, of the other part.

WITNESSETH:

That the Lessors do hereby lease and demise unto the said Lessee, the following described property:

- All of that certain piece or parcel of land, together with the brick building thereon, known as No. 225 West Coffee Street, in the City of Greenville, South Carolina. Being a part of the property of which T. Franklin Hunt died seized and possessed, and which, by his last will and testament, he left to his wife, Belle B. Hunt for life, and then to the other parties hereinabove mentioned as Lessors.

TO HAVE AND TO HOLD, the said premises, together with all and singular the improvements, appurtenances, rights, privileges and easements thereunto belonging or in any wise appertaining, unto the said Lessee for a period of One (1) year, commencing on the first day of JULY, 1955, and ending on the first day of JULY, 1956.

**RENTAL.** In consideration of the demise and leasing of the premises aforesaid by the Lessors, the Lessee covenants, stipulates and agrees to pay to the Lessors as rental for said premises hereinabove described, the sum of Twenty-Four Hundred and No/100 - (\$2400.00) Dollars, payable in twelve (12) instalments of Two Hundred and No/100 - (\$200.00) Dollars each, payable in advance on the first day of each month during the continuance of the term of this lease, the payments to begin on the first day of JULY, 1955. The rent shall be payable by the Lessee without notice or demand to Belle B. Hunt, Executrix, until the Lessors notify the Lessee to pay the rent in some other manner.

**OPTION TO EXTEND.** The Lessee shall have the right, by written notice of its election so to do to renew the term of this lease for an additional period of three (3) years, commencing on the first day of JULY, 1956, and running to the first day of JULY, 1959, upon the same terms and conditions as herein provided for the original term of this lease provided the parties can agree upon the rental for the additional term. Should the Lessee desire to renew the term of this lease, written notice of its desire to do so shall be forwarded by registered mail, addressed to the Lessors at the address at which the rent is then payable, on or before three (3) months from the expiration of the one year period. Thereupon representatives of Lessors and Lessee shall meet promptly and endeavor to negotiate the amount of rental to be paid during the additional term.