

THIS INDENTURE OF LEASE, in duplicate, made and entered into this 2nd day of August A.D., 1956, by and between

JOHN EDWARD DAWSON, joined by his wife, LOIS PITTS DAWSON,
for the purpose of relinquishing her dower rights,
10 Brookwood Drive,
Greenville, South Carolina

party of the first part, Lessor (whether one or more, and when referred to by pronoun the singular neuter gender will be used), and SINCLAIR REFINING COMPANY, a Maine corporation, authorized to transact business as a foreign corporation in the State of South Carolina, having its principal business office at 600 Fifth Avenue, New York 20, New York, party of the second part, Lessee;

W I T N E S S E T H:

ARTICLE I.

PREMISES:

That Lessor, for and in consideration of the rents, covenants, and agreements hereinafter mentioned, reserved, and conditioned on the part of Lessee to be maintained, paid, kept and performed, has rented and leased and by these presents does hereby rent and lease unto Lessee the following described real estate, to-wit:

In the City of Greenville, South Carolina on the South side of East North Street (formerly Old Spartanburg Road) and being known and designated as the Eastern Portion of Lot #53, as shown on plat of property of Overbrook Land Company, as recorded in plat Book at page 252 R. C. office for Greenville County and having according to a recent survey made by J. C. Hill, May 16, 1952, the following metes and bounds to-wit:

BEGINNING at an iron pin on the South side of East North Street, at the joint corner of Lots #53 and #54 and running thence with the joint line of said Lots, South 7 - 41 East 205 feet to an iron pin on the North side of a 10 foot alley, thence with the North side of said 10 foot alley, South 76 - 07 West 60 feet to an iron pin corner of other property of Grantor; thence with the line of said property, North 7 - 41 West 205 feet to an iron pin on the South side of East North Street, thence with the South side of East North Street, North 76 - 07 East 60 feet to the beginning corner and as shown on County Block Book at 192 - 2 - 11 - 1. Also all that certain piece, parcel or strip of land situate, lying and being in the State of and County of aforesaid, within the corporate limits of the City of Greenville and being a portion of an abandoned alley, lying between Overbrook Road and Balsam Road as shown on plat recorded in plat Book at page 252 R.M.C., office for Greenville County. Beginning at an iron pin at the corner of Lots 53 and 54 and running thence South 76 - 07 West 60 feet to an iron pin, corner of other property of the Grantor, running thence South 7 - 41 East 5 feet to an iron pin in the center of a 10 foot alley; running thence through the center of said alley, North 76 - 07 East 60 feet to an iron pin in the center of said alley, running thence North 7 - 41 West 5 feet to an iron pin, the beginning point. Recorded April 1, 1955, Book 522 at page 79, Eastern part of Lot #53, East North Street and strip between Overbrook Road and Balsam Road.