

THE STATE OF SOUTH CAROLINA :
 COUNTY OF GREENVILLE :
 LEASE



KNOW ALL MEN BY THESE PRESENTS, That we, L. R. Duncan, hereinafter called the lessor, and the Textile Hall Corporation, a corporation, hereinafter called the lessee, for and in consideration of the respective benefits hereby promised to the respective parties hereto, enter into this lease agreement, to wit:



The said lessor does hereby lease unto the lessee:



(a) All of his right and privilege to the use of that certain alley situate in the State of South Carolina, County of Greenville, City of Greenville, on the north side of West Washington Street, west of Academy Street, extending northwardly from West Washington Street through and/or along the property of the lessee back to and between the property of the lessee, and the property of the lessor that faces the west side of Academy Street, said alley running the entire distance from the northwest corner of lessor's property aforesaid to the northern side of West Washington Street; and,



(b) All the rear portion of lessor's said Academy Street property, west of a brick building thereon, being a triangle in shape, with a point or zero width at the northwest corner of lessor's said property, with one line running along the eastern line of the alley aforesaid, and a line running along the west side of the brick building aforesaid, and said strip of land being about two (2) feet, more or less, in width at the southern end.



This lease shall be for a term commencing with the date hereof, namely: October 8th, 1957, and ending December 31, 1966, for a rental of Four Thousand, Five Hundred (\$4,500.00) Dollars, in rental instalments, due and payable on the dates, and being rental for the periods, set forth below:

Rental Instalment	Due and Payable	For Commencing	Period Ending
\$500.00	Oct. 8, 1957	Oct. 8, 1957,	Oct. 7, 1958
\$500.00	Oct. 8, 1958	Oct. 8, 1958,	Oct. 7, 1959
\$500.00	Oct. 8, 1959	Oct. 8, 1959,	Oct. 7, 1960
\$500.00	Oct. 8, 1960	Oct. 8, 1960,	Oct. 7, 1961
\$500.00	Oct. 8, 1961	Oct. 8, 1961,	Oct. 7, 1962
\$500.00	Oct. 8, 1962	Oct. 8, 1962,	Oct. 7, 1963
\$500.00	Oct. 8, 1963	Oct. 8, 1963,	Oct. 7, 1964
\$500.00	Oct. 8, 1964	Oct. 8, 1964,	Oct. 7, 1965
\$500.00	Oct. 8, 1965	Oct. 8, 1965,	Dec. 31, 1966

The lessee does hereby lease said properties, for the period of time aforesaid, and agrees to pay to lessor the said Four Thousand, Five Hundred (\$4,500.00) Dollars rental, in the instalments, on the due dates, and for the periods aforesaid.

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