

including but not limiting such right of use to all the Streets, Service Drives, and Sidewalks for ingress and egress to and from the demised premises and Liberty Lane, Greenacre Road, Laurens Road, Shoppers Drive, and South Pleasantburg Drive, together with the right to use for automobile parking, the area or areas designated as "Parking Area"; all of said "Common Facilities" being situated upon land described as "Entire Premises" in Schedule "A" attached hereto and made a part hereof, and shown on the plan attached to and made a part of said Schedule "A". The Landlord agrees to adequately maintain throughout the term hereof, all of said "Common Facilities" in good and usable condition, adequately lighted, free and clear of ice, snow and debris, at its expense and without any charge or cost for such use by the Tenant."

"Art. 17 The Landlord hereby grants to the Tenant, its customers, employees and visitors the right throughout the term hereof to use in common with others entitled to similar use thereof, all of the "Common Facilities" referred to in Article 15 hereof, situated upon land described as "Parcel 2" in Schedule "A" attached hereto and made a part hereof and shown on the plan attached to and made a part of said Schedule "A", including but not limiting such right of use to all the Streets, Service Drives, and Sidewalks for ingress and egress to and from the demised premises and "Parcel 2" and Greenacre Road, Laurens Road and Liberty Lane, together with the right to use for automobile parking, the area or areas, to accommodate approximately 90 cars, designated as "Parking Area". The Landlord agrees to adequately maintain throughout the term hereof, all of said "Common Facilities" in good and usable condition, adequately lighted, free and clear of ice, snow and debris, at its expense and without any charge or cost for such use by the Tenant.

*TRMC*

The Landlord covenants that the Landlord has full authority to grant to the Tenant the aforesaid rights in "Parcel 2" by virtue of a certain Agreement dated February 26, 1958 with J. A. McManus, Inc. as lessee and M. Wilson Gray, as trustee owner of said "Parcel 2".

"Art. 18 The Landlord hereby covenants that, during the term of this lease or any extension thereof, no other space in the area described in Schedule "A" hereof as "Entire Premises" shall be used or occupied as, or in connection with a store commonly known as