

JUN 27 1958

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) LEASE AGREEMENT

THIS AGREEMENT made and entered into this 15th day of MARCH, 1958, by and between J. H. SITTON and W. R. CROSSFIELD, the sole owners of the property hereinafter described and referred to herein as the LESSORS, and W. V. HAAS, hereinafter referred to as the LESSEE,

W I T N E S S E T H:

That the Lessors, for and in consideration of the rents hereinafter reserved, and of the agreements given on the part of the Lessee to be paid, kept and fulfilled, have granted, bargained and leased, and by these presents do grant, bargain and lease unto the said W. V. HAAS, the following described property:

ALL that certain piece, parcel or lot of land in the City of Greenville, County of Greenville, State of South Carolina, fronting approximately 53½ feet on Marklet Street and running back in parallel lines of approximately 165 feet and having approximately 53½ feet on the rear, and on which the Lessors herein agree to construct on said lot of land a building of the type and construction hereinafter set forth in this Lease.

TO HAVE AND TO HOLD the said premises for a period of TEN (10) YEARS, subject to the rentals and conditions as hereinafter provided, commencing on the 1st day of May, 1958 and ending on April 30th, 1968, at a rental of ONE HUNDRED AND FIFTEEN (\$115.00) DOLLARS per month, with the first six (6) months' rent to be paid in advance in the sum of \$690.00 and thereafter to become due and payable on the 1st day of each month, payable in advance.

It is further agreed between the Lessors and the Lessee herein that the said Lessee shall have the Option to renew this Lease for a period of FIVE (5) YEARS, commencing on the 1st day of May, 1968 and ending on April 30, 1973 at a rental of ONE HUNDRED AND FIFTY (\$150.00) DOLLARS per month, payable in advance on the first day of each month. It is agreed, however, that

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