

V.

It is further understood and agreed between the parties hereto that at the expiration of the original term of this lease the Lessee shall have the option of extending this lease for an additional period of two years. The rental consideration for the additional period shall be Two Hundred and Fifty (\$250.00) Dollar a month, payable in advance on the same day as the rent is due and payable under the terms of this original lease. The Tenant agrees to notify the Landlord in writing thirty days before the termination of the term of this original lease of its intention to exercise the option herein granted.

VI.

Should the Tenant remain in possession of the leased premises beyond the expiration of the original term or any renewal or extension of this lease, which shall result in a tenancy from month to month, this lease may be terminated by either party upon the giving of thirty (30) days' written notice to the other party.

VII.

The covenants and agreements contained in the foregoing lease agreement shall be binding upon the parties hereto and their respective heirs, executors, administrators, successors, legal representatives and assigns.

IN WITNESS WHEREOF, the parties hereto have signed, sealed and acknowledged these presents, in duplicate original, on the day and year first herein written.

Witness:

Charles B. Kudrunk

Genevieve D. Shelton

Florence W. Dacus (SEAL)
Florence W Dacus

Robert M. Dacus, Jr. (SEAL)
Dr. Robert M. Dacus, Jr.

Bina V. Dacus (SEAL)

EASTERN FINANCE COMPANY OF
GREENVILLE, INC.

By: Bonnie A. Taylor



James W. Robert
Assistant Secretary.

GUARANTY OF PERFORMANCE OF LEASE

In consideration of the execution and delivery of the within lease to the Lessee therein named at our request, and in further consideration of the

(Continued on next page)