

STATE OF SOUTH CAROLINA
 COUNTY OF GREENVILLE

FILED
 MAY 27 1959 A.M.



Mrs. Ollie Farnsworth
 R. M. C.

LEASE AGREEMENT

THIS LEASE AGREEMENT, Made and entered into this 29th day of April, 1959 by and between B. W. BURDETTE, of Simpsonville, Greenville County, South Carolina, hereinafter referred to as Lessor, and HONEA PATH SHIRT COMPANY, INC., a corporation organized under the laws of the State of South Carolina, with its principal place of business at Honea Path, South Carolina, hereinafter referred to as Lessee,

WITNESSETH:

That Lessor, in consideration of the covenants and conditions hereinafter set forth to be performed by Lessee, does hereby lease and demise unto Lessee the following-described property:

A lot with the building to be erected thereon on the North side of Curtis Street in the Town of Simpsonville, S.C., said lot having a frontage on Curtis Street of 76 feet and extending back between parallel lines a depth of 170 feet. The west side of said property is contiguous for its entire depth to a lot and building heretofore leased by Lessor to Lessee by agreement dated November 7, 1952 and the north side of said property being contiguous for a width of 51 feet to a lot and building heretofore leased by Lessor to Lessee by agreement dated January 1st, 1955.

ALSO, a strip 25 by 90 feet at the rear of the lot leased by Lessor to Lessee on January 1st, 1955.

It is the intention of this lease to cover all the remainder of Lessor's property on Curtis and Hedge Streets within the boundary of the driveway leading back from Curtis Street and the driveway leading back from Hedge Street.

TO HAVE AND TO HOLD Unto Lessee for the term of ten (10) years commencing on the first day of the month next succeeding the completion of the building to be erected on the premises by the Lessor, and ending on January 31, 1970. If the building is completed and ready for occupancy prior to February 1st 1960, the rent to be paid by Lessee to Lessor shall be prorated.

The Lessee shall use and occupy the premises for the sewing, stitching, storing, cutting, boxing, shipping and pressing, as well as the general manufacture, of shirts and pajamas or for any other lawful business.

-/-

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