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STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE)

LEASE

This Agreement made and entered into this 12th day of October, 1960, by between E. Pratt Henderson of Greenville, South Carolina, hereinafter referred to as the Lessor and Roy D. Brookshire of Greenville, South Carolina, hereinafter referred to as the Lessees,

W ITNESSETH:

For and in consideration of the payments made and to be paid by the Lessee as hereinafter provided and of the covenants by said Lessee as hereinafter set forth, the Lessor does hereby lease and demise unto the Lessee and the Lessee does hereby Lease and take that certain lot of land situate, on the northwest side of Lynch Drive, near the City of Greenville, South Carolina, being known and designated as 11.80 acres as shown as Tract No. 2 on plat of property of G. H. and Lillian T. Hunt dated January, 1956, along with one (1) 1953 Model Newmoon House Trailer, thirty-five (35) foot in length.

TO HAVE AND TO HOLD unto the Lessee for and during the term beginning October 12, 1960, and ending at midnight October 11, 1965.

In consideration of the premises, the Lessee hereby covenants and agrees that he will pay unto the Lessor a rental of One Hundred (\$100.00) Dollars per month, in advance for each and every calendar month of the life of this lease. The first rental payment to be due October 12, 1960, and each subsequent monthly rental payment to be due the 12th day of each month thereafter.

It is understood and agreed that the property covered by this lease is accepted in its present condition and that the Lessor is not required to make any improvements thereto.

The Lessee covenants and agrees:

(1) That he will make all improvements to the leased premises as may be necessary for his business and at his own expense from the date of this lease, and all such

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