



Lanford's Furniture Mart

1703 EASLEY BRIDGE ROAD

PHONE CE 9-5367

GREENVILLE, S. C.

November 11, 1961

Pic'n Pay, Inc.
Alvin E. Levine, Pres.
1317 S. Tryon St.
Charlotte, N. C.

Gentlemen:

This is an agreement to lease a building 40 x 100 on a lot located on Easley Bridge Road across from Winn Dixie Supermarket. This lot is 140' x 180'. Lessors, M. L. Lanford and W. F. Lanford; lessee, Pic ' n Pay Stores, Inc., 1317 S. Tryon St., Charlotte, N. C., a N. C. Corp. Lessors agree not to build more than two 40' x 100' stores on subject property. The remaining property to be asphalt, marked off, parking. Subject store will be adjacent to the 60' of asphalt side parking.

The term of this lease to be for a period of five years with privilege for and additional five years. The rental will be \$4200 per year payable monthly in advance.

This building will be built on the same basis plans and specification of Emery 5 and 10 cent Store along with Pic'n Pay's floor plan and spec. This building will be air Conditioned and heated.

This agreement is subject to the lessor acquiring this land.

The rental to begin the first day of the following month after the Building is completed and turn over to the lessee.

This is a binding agreement between the above mentioned parties, subject to final lease.

M. L. Lanford, Jr

W. F. Lanford

Pic ' n Pay Stores, Inc.
Alvin E. Levine, Pres.

Recorded November 29th 1961 at 2:38 P.M. No.13654

"Quality For Less"