

For True Consideration See Affidavit

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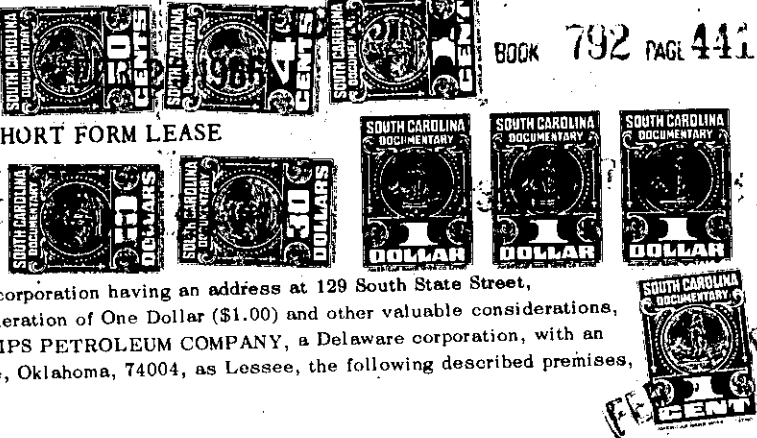
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FEB 23 5 12 PM 1965

SHORT FORM LEASE

KNOW ALL MEN BY THESE PRESENTS:



THAT REPROCO, INC., a Delaware corporation having an address at 129 South State Street, Dover, Delaware, 19901, as Lessor, in consideration of One Dollar (\$1.00) and other valuable considerations, hereby demises, leases and lets unto PHILLIPS PETROLEUM COMPANY, a Delaware corporation, with an office and post office address at Bartlesville, Oklahoma, 74004, as Lessee, the following described premises, to wit:

SS 20636
Greenville, S.C.

All that certain piece or parcel of land on the northwest corner of LeGrand Boulevard and Pleasantburg Drive (S.C. Highway 291 By-Pass) in the City and County of Greenville, South Carolina, with the following metes and bounds to wit:

BEGINNING at an iron pin at the Intersection of Pleasantburg Drive and LeGrand Boulevard and running thence 200 feet South 26° 04' West with Pleasantburg Drive to a point; thence North 63° 31' West 150 feet to a point; thence North 26° 04' East 200 feet to a point in the West line of LeGrand Boulevard; thence 150 feet South 63° 31' East with the West line of LeGrand Boulevard to the beginning corner.

The foregoing is a portion of that property conveyed to the grantor herein by deed of Thomas C. Gordon, Jr. dated December 19, 1963 and recorded in the R.M.C. Office for Greenville County, South Carolina on December 27, 1963 in Book 738 of Deeds at Page 533.

together with improvements equipment and personal property situated thereon, for a term commencing on the 16 day of December, 1965, and continuing thereafter until midnight December 30, 1990, with ten (10) renewal options by which this lease can be extended a total of fifty (50) additional years.

During the term hereof Lessee is granted an option to meet a bona fide offer to purchase the demised premises and property. Lessee is also granted an option to purchase the leased premises and property during the term hereof. Lessee is also granted an option to cancel this lease under certain circumstances.

This lease and said options are subject to all conditions, terms and provisions of and grants all rights and privileges set forth at large in lease agreement of even date between the parties hereto, which agreement is adopted herein and made a part hereof by reference to the same full extent as if all the provisions thereof were copied in full herein.

(Continued on next page)

Rev. Cancellation Recd. at Rec. Bk. 1157 of 1965

Handwritten signature: Thomas C. Gordon, Jr.