

upon the leased premises, or any part thereof, at all reasonable hours for the purpose of inspection or for the purpose of performing any of Lessors' obligations contained herein, or for the purpose of showing the leased premises to prospective tenants, purchasers or mortgagees.

Section 17. Eminent Domain. If the leased premises, or any part thereof, are taken by eminent domain, or condemned for public purposes, Tenant shall have no claim against Lessors, and shall have no claim or right to claim or be entitled to any portion of the amount which may be awarded as damages or paid as a result of such proceeding, and all rights of Tenant to such damages, if any, are hereby assigned by Tenant to Lessors, but the rent for the then unexpired term hereof shall be equitably adjusted.

Section 18. Right of Quiet Possession. Tenant shall enjoy the leased premises during the term hereof free from adverse claims of any person against Lessors.

Section 19. Breach by Tenant. If the Tenant shall neglect to make any payment of rent within ten (10) days after the same is due, or shall neglect to keep or perform any covenant or condition on its part to be kept or performed, or shall violate any provision of this Lease, and such default or breach is not cured or corrected within ten (10) days after mailing to the Tenant of written notice thereof by Lessors, Lessors may terminate this Lease and require Tenant to vacate the leased premises, or Lessors may enter the leased premises and expel Tenant therefrom without prejudice to any other remedies, and notice to quit possession and every other formality is hereby expressly waived by Tenant in case of any such default or breach.

Section 20. Notice. Whenever it is provided herein that notice shall or may be given either to Lessors or to Tenant, such notice shall be deemed sufficient if in writing and if mailed by certified mail (return receipt requested), properly addressed and stamped:

a. Lessors:

If intended for Lessors --

Mr. William P. Anderson
806 Kemp Road West
Greensboro, North Carolina 27410

b. Tenant:

If intended for Tenant --

Mr. J. J. Kaufmann, Jr., President
Steel Heddle Manufacturing Company, Inc.
P. O. Box 1867
Greenville, South Carolina 29602

Section 21. Acts of Lessors. Any act required to be performed by the Lessors, or any notice required to be given by the Lessors, under this Lease may be performed for and on behalf of the Lessors by William P. Anderson until written notice to the contrary signed by all of the Lessors, or his or their duly authorized representative or representatives, is sent to the Tenant as provided in Section 20 of this Lease Agreement.

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