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GREENVILLE CO. S. C.
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OLLIE FARNSWORTH
R. M. C.

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STATE OF SOUTH CAROLINA)
)
COUNTY OF GREENVILLE)

L E A S E

THIS LEASE AGREEMENT made and entered into this the 23rd day of April, 1971, by and between VIRGINIA W. KING, of Simpsonville, South Carolina, hereinafter referred to as "Lessor", and THE OUTLET BARN, INC., a corporation, by its duly authorized officers, hereinafter referred to as "Lessee",

W I T N E S S E T H:

IN CONSIDERATION of the mutual covenants hereinafter set forth, the parties hereto, for themselves, their successors and assigns, agree as follows:

1. That the Lessor hereby leases to the Lessee and the Lessee hereby rents from the Lessor that certain strip of land to be paved and used for parking as described as follows:

ALL that certain piece, parcel or lot of land in the Town of Simpsonville, State of South Carolina, County of Greenville, being located on the Northerly side of E. Curtis Street, and having the following metes and bounds, to-wit:

BEGINNING at a point on the northerly side of E. Curtis Street at joint front corner of property belonging to Mayfield and running with the Mayfield line, N. 23-55 W., 90 feet to a point; thence S. 66-15 W., 28.79 feet to a point at joint rear corner of Haynes; thence with said Haynes lot, S. 23-55 E., 90 feet to a point on E. Curtis Street; thence with the northerly side of said E. Curtis Street, N. 66-15 E., 28.79 feet to the beginning corner, and being the same property conveyed to the Lessor herein by deed recorded in Deed Book 912 at Page 482 in the R.M.C. Office for Greenville County.

This property is shown on the Greenville County tax books as Sheet 315, Block 2, Lot 9.

2. That the Lessee agrees to pay all costs involved in paving said property in a satisfactory manner for use

V.W.K.

(Continued on next page)