

Nov 15 4 21 PM '71

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OLLIE FARNSWORTH
R.H.C.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

MEMORANDUM OF LEASE

This Memorandum of Lease dated November 8, 1971, by and between R. J. Willimon and Mary R. Willimon, hereinafter referred to as the "Lessors" and Krispy Kreme Doughnut Company of Winston-Salem, North Carolina, hereinafter referred to as the "Lessee",

W I T N E S S E T H :

That for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations and the further consideration of the rents reserved and the covenants and conditions more particularly set forth in a certain Lease Agreement between the Lessors and the Lessee bearing even date herewith, the Lessors and the Lessee do hereby covenant, promise and agree as follows:

The Lessors do demise unto the Lessee, and the Lessee does take from the Lessors for the term hereinafter provided and any extension thereof, the following property:

(A) All that piece, parcel or lot of land, situate, lying and being on the south side of Pendleton Street in the City of Greenville, County of Greenville, State of South Carolina, near the intersection of Augusta and Pendleton Streets and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the south side of Pendleton Street at corner of Lot now or formerly of K. S. Conrad and running thence with Pendleton Street S. 69-00 W. 49 feet to an iron pin on Pendleton Street; thence S. 22-00 E. 68 feet to an iron pin at corner of property owned by Lessors which property is also being leased herein; thence N. 69-00 E. 53 feet to an iron pin; thence in a northerly direction 68 feet to the point of beginning on Pendleton Street.

ALSO: All that certain piece, parcel or lot of land, situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina on the northwestern side of Augusta Street, a short distance southwest of the American Bank Building which lot of land has the following metes and bounds, to-wit:

BEGINNING at a stake on the northwestern side of said Augusta Street and running thence N. 24 W. 50 feet to a stake; thence S. 69 W. 83 feet to a stake; thence S. 53-30 E. 87 feet to a stake on Augusta Street; thence with Augusta Street N. 39-3/4 E. 48.5 feet to the beginning corner.

The above described property being the same conveyed to R. J. Willimon and Mary Willimon by R. M. Caine by deed dated October 30, 1952 and recorded October 30, 1952 in the RMC Office for Greenville County in Deed Book 467 at page 79.

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