

SHORT FORM LEASE

THIS SHORT FORM LEASE, made this 7th day of NOVEMBER, 1971, between /under the Limited Partnership Act of the State of South Carolina, with The McAlister Corp., a South Carolina corporation, as its sole general partner,

(hereinafter called "Landlord") and WINN-DIXIE GREENVILLE, INC., a Florida corporation duly qualified to transact business in the State of South Carolina, (hereinafter called "Tenant");

which terms "Landlord" and "Tenant" shall include, wherever the context admits or requires, singular or plural, and the heirs, legal representatives, successors and assigns of the respective parties;

WITNESSETH:

That the Landlord, in consideration of the covenants of the Tenant, does hereby lease and demise unto said Tenant and the Tenant hereby agrees to take and lease from the Landlord, for the term hereinafter specified, the following described premises:

That certain store building, approximately 180 feet in width by 154 feet in depth, together with ~~annex~~, and the land on which the same shall stand, (hereinafter collectively called "demised premises"), which store building and related improvements are to be constructed by Landlord according to plans and specifications to be approved by the parties hereto and shall be in the location and of the dimensions as outlined in red on the Plot Plan prepared by Piedmont Engineers & Architects, Greenville, South Carolina, dated September 3, 1971, attached as Exhibit "A" to a certain collateral lease agreement executed by the parties hereto and of even date herewith.

The demised premises are located in a shopping center development known as McAlister Square (hereinafter called "shopping center"), located at the Southeasterly intersection of Antrim Drive and Laurens Road in the City of Greenville, County of Greenville, State of South Carolina, the legal description of the shopping center being attached hereto as Exhibit "B" and by this reference made a part hereof.

FOR THE TENANT TO HAVE AND TO HOLD from the date when Tenant opens said premises for the transaction of its business for an initial term of twenty ( 20 ) years.

It is further agreed that Tenant, at its option, shall be entitled to the privilege of three ( 3 ) successive extensions of this lease, each extension to be for a period of five ( 5 ) years.



(Continued on next page)

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For assignments of fees, see Fee Book 948 Page 597  
For assignments of fees, see Fee Book 990 Page 367