

STATE OF SOUTH CAROLINA

LEASE

COUNTY OF GREENVILLE

This is a Lease between Mary Frances Moon Burry, hereinafter known as Lessor, and Maurice F. Low, hereinafter known as Lessee.

The landlord agrees to lease to the Lessee, and the Lessee accepts from the Lessor, the within described property, for the term and upon the rents, agreements and conditions set forth.

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I. DESCRIPTION OF PROPERTY:

A portion of that lot of land owned by the Lessor located on Augusta Highway, which is shown on a plat recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book Q, page 109, made by W. M. Nash, RLS, dated Jan. and Mar. 19th, 1943, and having the following dimensions:

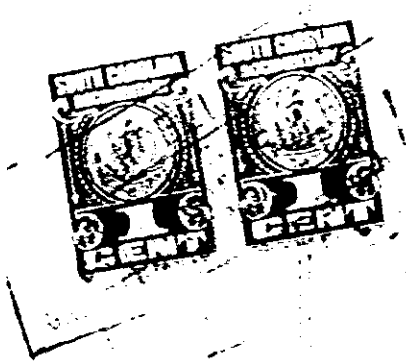
BEGINNING at an iron pin on Augusta Highway at the corner of property of the Lessor and Frank Moon and continuing along said highway N 18-15 E 115 feet to a point; thence S 60 E 150 feet to a point; thence S 315 W 115 feet to a point; thence N 71-55 W 150 feet to the beginning corner.

II. TERM:

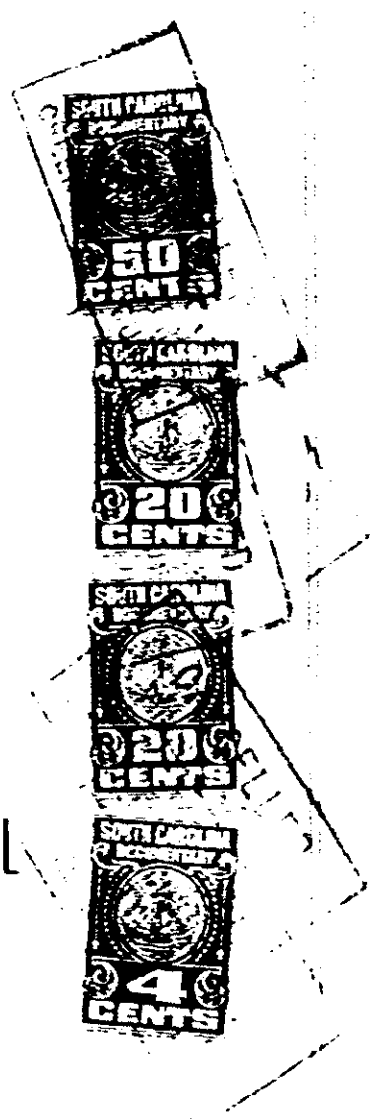
This lease is for a term of six (6) years commencing with the first day that the Lessee shall open his business to the public for the purpose of carrying on his business enterprise.

III. RENEWAL:

The Lessee has the option to renew this lease for an additional six (6) years upon the termination of this present lease, upon the same terms and conditions with the exception that the monthly rental payments may not be increased by more than Fifty (\$50.00) Dollars per month during the



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