

JAN 27 8 39 AM '76

DONNIE S. TANKERSLEY

STATE OF SOUTH CAROLINA

R.M.C.

SUB-LEASE

COUNTY OF GREENVILLE)

THIS AGREEMENT made this 23rd day of January, 1976, by and between J. H. HARRIS, hereinafter referred to as Sub-Lessor and E. G. BRIDGZS, hereinafter referred to as Sub-Lessee,

W I T N E S S E T H :

For the consideration of One Hundred and No/100 (\$100.00) Dollars per month commencing February 1, 1976, and on a like day of each and every month thereafter during the term of this Sub-Lease, the Sub-Lessor agrees to Sub-Lease to the Sub-Lessee a portion of the following described property:

ALL that piece, parcel or lot of land in Oaklawn Township, Greenville County, State of South Carolina, containing two and ninety one-hundreth (2.90) acres, more or less and being located East of Pelzer between Highway No. 8 and Old Pelzer Road, and having the following courses and distances, to-wit:

BEGINNING at an iron pin center of Highway No. 8 and property owned by the Walker Estate; thence along line of Walker Estate N. 0-30 E. 415 feet to point in center of Old Pelzer Road; thence along Old Pelzer Road, S. 77 W. 247 feet to angle in road; thence S. 63 W. 340 feet to point in Highway No. 8; thence along Highway No. 8, S. 69-40 E. 571.5 feet to beginning corner.

The above described property is the identical property leased to the Sub-Lessor from Quinton Hall on November 3, 1975, however, this Sub-Lease only applies to that portion of the above property which extends from the creek to Highway 8.

The remaining property described above from the creek unto Walker Road is retained by the Sub-Lessor.

The terms of the Sub-Lease shall be from February 1, 1976 unto January 31, 1977.

As a part of the consideration hereof the Sub-Lessee agrees that no coin operated amusement machines placed in the building contained on the premises except those machines owned by Quinton Hall.

The Sub-Lessee expressly covenants that he will not Sub-Lease the property described above without written permission of the Sub-Lessor.

The Sub-Lessee covenants that there will be no gambling on the premises which is the subject of this lease.

The maintenance and upkeep of the building shall be the responsibility of the Sub-Lessee.

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