

STATE OF SOUTH CAROLINA)
)
COUNTY OF GREENVILLE)

Irene Vaughn, Edwin B. McGee,
Myra McMeekin, John Richard
Vaughn, Sr., Bankers Trust of
South Carolina as Trustee of the
Estate of S. J. Kellett, dec.,
J. N. Kellett, and J. L. Gilstrap,
LESSORS,

FILED
GREENVILLE CO. S. C. VOL 1032

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TO

A. E. Green Company, Inc.,
LESSEE.

THIS AGREEMENT made, executed and entered into this First day of March 1976, by and between Irene Vaughn, Edwin B. McGee, Myra McMeekin, John Richard Vaughn, Sr., Bankers Trust of South Carolina as Trustee of the Estate of S. J. Kellett, dec., J. N. Kellett, and J. L. Gilstrap, hereinafter called the Lessors, and A. E. Green Company, Inc., hereinafter called the Lessee.

I.

That in and for the consideration hereinafter named, the Lessors do hereby lease unto the Lessee the following described property, to-wit:

ALL that certain piece, parcel or lot of land with the improvements thereon, lying, being and situate in the State of South Carolina, County of Greenville, Town of Fountain Inn, on the western side of North Main Street, and being more fully described, to-wit:

BEGINNING at a point on the northwestern corner of North Main Street and Fairview Street, and running along North Main Street a distance of 100 feet to a point on the property line of the Lessors and C. J. Jones, Sr. Estate; thence turning and running along property line of C. J. Jones, Sr. Estate a distance of 383.24 feet to a point on the Atlantic Coast Line Railroad right-of-way; thence turning and running along said Railroad right-of-way 115 feet more or less to the western side of Fairview Street; thence turning and running in a northeast direction along Fairview Street 330 feet to the point of beginning. Said property being bounded by North Main Street, property of C. J. Jones, Sr. Estate, Atlantic Coast Line Railroad, and Fairview Street.

This being a portion of the property formerly owned by John I. McGee and being inherited by the Lessors under the Will of John I. McGee, and by the intestate estate of Thomas H. McGee, and by heirs of J. W. P. Vaughn Estate, and by deeds from heirs of the Estate of Thomas H. McGee, and the heirs of Lou Mae Gilstrap, in accordance with the Probate records of Greenville County in Apartment 692, File 22. See also Apartment 1102, File 13.

Together with all rights, title and interest of the Lessors, together with buildings, improvements, fixtures, equipment, and facilities of the Lessors now located on said premises.

II.

To have and to hold for the term of five (5) years from and after the first day of March 1976, to the first day of March 1981.

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