

SHORT FORM OF LEASE

GREENVILLE CO. S.C.
MAY 15 11 30 AM '78

Witnesseth:

That on the 6th day of March,

1978, COLONIAL STORES INCORPORATED, a corporation, as Tenant,
entered into a lease with WESTSIDE CITY, INC., as Landlord, for a store
building on the following described premises near the City of Greenville, County
of Greenville, State of South Carolina:

All that tract and parcel of land lying and being near
the Town of Greenville, County of Greenville, State of South Carolina, and
more particularly described as follows:

All that piece, parcel or lot of land located in the County of
Greenville, State of South Carolina, and lying at the northeastern
intersection of Hunts Bridge Road and Sulphur Springs Road and
being more particularly described according to a plat entitled
Property of Threatt-Maxwell Enterprises, Inc., by Piedmont
Engineers and Architects dated September 11, 1972, and having,
according to said plat, the following metes and bounds:

BEGINNING at an iron pin on the eastern right-of-way of Hunts
Bridge Road which iron pin is located 275 feet north of the
intersection of the eastern right-of-way of Hunts Bridge Road
and the northern right-of-way of Sulphur Springs Road and
running thence with the eastern side of Hunts Bridge Road,
N. 7-17 W. 525 feet to a point; thence still with the eastern
side of the right-of-way of Hunts Bridge Road N. 7-19 W.
307.3 feet to a point on the eastern side of the right-of-way
of Hunts Bridge Road and running thence N. 81-33 E. 125 feet
to a point; thence N. 59-33 E. 219.4 feet to a point; thence N.
59-30 E. 100 feet to a point in line of property now or formerly
belonging to A. Cecil Hodgens; thence with property now or
formerly of A. Cecil Hodgens, S. 29-55 E. 254.9 feet to a point;
thence still with line of property now or formerly of A. Cecil
Hodgens, S. 68-42 E. 378.7 feet to a point in the western side of
the right-of-way of Sulphur Springs Road; thence with the western
side of the right-of-way of Sulphur Springs Road, the following
courses and distances: S. 21-16 W. 150 feet; S. 22-41 W.
100.5 feet; thence S. 26-43 W. 107 feet; thence S. 31-09 W. 115
feet; thence S. 36-17 W. 150 feet; thence S. 41-54 W. 150 feet;
thence S. 47-44 W. 110 feet; thence leaving the right-of-way of
Sulphur Springs Road and running N. 42-07 W. 181.8 feet;
thence S. 77-50 W. 62.8 feet; thence N. 8-00 W. 10.0 feet;
thence S. 68-39 W. 125.6 feet to a point on the eastern side
of right-of-way of Hunts Bridge Road, being the point of
beginning.

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LEATHERWOOD, WALKER, TODD & MANN

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