

Beginning at a point in the center of South Carolina Highway No. 29 at the corner of property recently conveyed by Wesley C. Page to the grantee herein, and running thence along the line of that property, S 33-27 E. 212 ft. to an iron pin; thence continuing along the line of grantee S 64-35 W 488 ft. to an iron pin; thence N 49-15 W 112 ft. to a point in the center of said highway; thence along said highway in the direction of Greenville 517 ft. to the beginning corner; being the same conveyed to B. F. Whitt by Hugh D. Spivey, recorded July 7, 1975, in Deed Book 1020-844.

TO HAVE AND TO HOLD the property hereinabove described (the "Demised Premises") for the purposes of recovering, manufacturing, processing and removing sand and gravel, which right shall, during the terms of this lease or any extension thereof, be exclusive in the Lessee.

TOGETHER with the right of access, ingress and egress over and across the adjoining and remaining property of Lessors by the most convenient route for the purpose of processing and removing said sand and gravel and the further right to grade and use an area of approximately three (3) acres and fifty (50) yards river frontage, running the length of the property, as selected by the Lessee for the purpose of erecting and constructing any facilities and carrying on any activity necessary or desirable to the Lessee's business of recovering and processing sand and gravel and the manufacture of any product in which they may legitimately be used.

The term of this Lease shall be for three (3) years, commencing on the 1st day of September 1978, and terminating at twelve o'clock midnight on the day preceding the third anniversary of the date of commencement of the term.

The Lessee shall have, and is hereby granted, an option to extend the term of this Lease on an annual basis upon all the same terms and conditions herein set out, except as hereinafter set out.

If the Lessee does not desire to exercise the option hereby granted, it shall give the Lessors written notice of its intention to vacate the property not less than sixty (60) days prior to the expiration of the term of this Lease.