

GREENVILLE CO. S. C.

JUN 18 4 02 PM '79

DONNIE BANKERSLEY  
S.M.C.

111-11812

STATE OF SOUTH CAROLINA )

COUNTY OF GREENVILLE )

LEASE AGREEMENT

THIS LEASE AGREEMENT made and entered into this  
16 day of April 1979, 1979, by and between  
B S & L LAND PARTNERSHIP, a South Carolina Partnership,  
hereinafter referred to as "Lessor", and MOUNTAIN VIEW  
FAMILY PRACTICE, P. A., a South Carolina Professional  
Association, hereinafter referred to as "Lessee".

W I T N E S S E T H :

In consideration of the rent to be paid and the  
mutual agreements and covenants contained herein, the Lessor  
leases to the Lessee and the Lessee hereby accepts that  
certain Forty Six Hundred (4600) square foot family practice  
medical office building, together with all parking and paved  
surfaces for ingress and egress which is reasonably necessary  
to the use and operation of said family practice medical  
office building for its intended use, said building more  
particularly described on Schedule "A" attached hereto and  
made a part hereof as if set forth herein in its entirety.

TO HAVE AND TO HOLD the above-described premises  
for a term of twenty-five (25) years, beginning with the  
first day of occupancy of the leased premises which shall  
take place no more than thirty (30) days following completion  
of the leased premises and ending with the last day of the  
last month of the twenty-fifth (25th) year following occupancy,  
upon the terms and conditions set forth hereunder.

(1) The Lessee will pay to the Lessor an annual  
rental of Six (\$6.00) Dollars per square foot, or Twenty-  
seven Thousand Six Hundred (\$27,600) payable in equal  
monthly installments of Two Thousand Three Hundred (\$2,300)  
dollars in advance on or before the first day of each month,  
commencing the first day of occupancy.

0 8 1 2

4 5 7

STATE OF SOUTH CAROLINA  
RECORDS & DEEDS COMMISSION  
DOCUMENT NO. 111-11812  
JUN 18 1979

4328 RV.2