

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

TRANSFER AND MODIFICATION OF LEASE

WHEREAS, LAKE FOREST PROPERTIES, INC., (formerly known as WOODLAWN PHARMACY, INC.), entered into a Lease Agreement dated May 19, 1978, with Don Norman and Larry Baber covering the real property located in the Lake Forest Shopping Center which at that time housed the Woodlawn Pharmacy, Inc.;

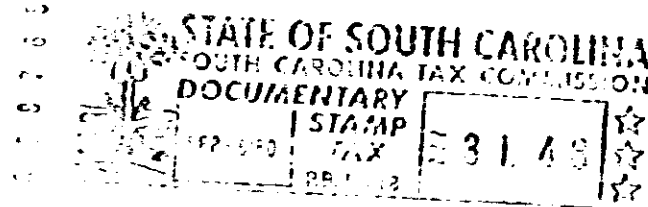
AND WHEREAS, EDWARDS DRUGS, INC., is desirous of purchasing said business from the said Don Norman and Larry Baber and assuming all the responsibilities under the above referred to Lease, and the said Lake Forest Properties, Inc., has agreed to the transfer of said Lease;

NOW, KNOW ALL MEN BY THESE PRESENTS, that Lake Forest Properties, Inc. (hereinafter called Lessor) has agreed to lease to Lessee, and Edwards Drugs, Inc. (hereinafter known as Lessee) has agreed to lease from Lessor the property described in the above referred to Lease, a copy of which is attached hereto and incorporated herein by reference as if fully set forth, on the terms as set forth therein, or as specifically hereinafter modified. The terms of said Lease are to be modified as follows:

1. Article XV--Options To Extend is hereby deleted in its entirety.
2. Article II--Rent And Length Of Term is hereby modified to read as follows:

This Lease is for a term of twelve (12) years commencing on the 1st day of May, 1978, and ending on the 30th day of April, 1990, for the total rent or sum of Eighty-Three Thousand, Seven Hundred and No/100 (\$83,700.00) Dollars, payable as follows: sixty equal monthly installments of \$500.00 each, payable in advance, on the 1st day of each calendar month, commencing May 1, 1978 and ending April 30, 1983; 60 equal monthly installments of \$625.00 each payable in advance, on the 1st day of each month commencing May 1, 1983, and ending on the 30th day of April, 1988; 24 equal monthly installments of \$675.00 each, payable in advance, on the 1st day of each month beginning May 1, 1988, and ending on April 30, 1990.

IN WITNESS WHEREOF, the parties have set their hands hereto this 11 1988



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