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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

MEMORANDUM OF LEASE

STANLEY G. TATE and EDWARD L. DENISON, d/b/a INVESTMENTS DIVERSIFIED LIMITED, hereby lease to THE CATO CORPORATION, Post Office Box 34216, Charlotte, North Carolina 28234, for a term beginning October 1, 1978, and ending January 31, 1986, certain property more particularly described as follows:

That certain space approximately 30 feet wide and 100 feet deep with a total square footage of approximately 3,000 square feet located in Greer Plaza Shopping Center in Greer, Greenville County, South Carolina, as outlined in red on Exhibit "A", attached hereto and made part hereof.

Lessee has the option to extend the term of this Lease to January 31, 2001.

The provisions set forth in a written Lease Agreement between the parties dated the 23rd day of September, 1978 and Lease Amendment dated September 8, 1980, are hereby incorporated in this Memorandum of Lease.

IN WITNESS WHEREOF, the parties hereto have hereunto executed this Agreement, and affixed their respective seals thereto as of this the 13th day of January, 1981.

WITNESSES:

LESSOR: STANLEY G. TATE and
EDWARD L. DENISON, d/b/a
INVESTMENTS DIVERSIFIED LIMITED

S. L. Steiner
witness for Stanley G. Tate

Diane Dennis
witness for Stanley G. Tate

S. L. Steiner
witness for Edward L. Denison

Diane Dennis
witness for Edward L. Denison

Stanley G. Tate
Stanley G. Tate

Edward L. Denison
Edward L. Denison

LESSEE: THE CATO CORPORATION

W. H. Cato, Jr.
witness for W. H. Cato, Jr.

S. K. Ray
witness for W. H. Cato, Jr.

W. H. Cato, Jr.
W. H. Cato, Jr., President

ATTEST: W. H. Cato, Jr.
Secretary

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