

FILED
GREENVILLE CO. S.C.

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STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
NANNIE H. GIVENS, TANKERSLEY
R.M.C.

LEASE AGREEMENT AND
RIGHT OF FIRST REFUSAL

This Lease Agreement and Right of First Refusal made and entered into by and between L. Berry Woods, Sr. (hereinafter referred to as "Landlord") of P. O. Box 125, Fountain Inn, South Carolina 29644, and Piedmont Ford, Inc., a South Carolina corporation (hereinafter referred to as "Tenant") of Highway 276, Box 66, Fountain Inn, South Carolina, 29644.

W I T N E S S E T H:

1. That for and in consideration of the rents reserved and of the mutual covenants, promises and agreements herein contained, the Landlord does hereby grant, bargain, and lease unto the Tenant, and the Tenant does hereby accept from the Landlord, the following described property:

ALL that certain piece, parcel or lot of land, together with improvements thereon, in the State of South Carolina, Greenville County, in or near the City of Fountain Inn, bounded on the north by Georgia Road, on the west by Putnam Road, and on the southwest by U. S. Highway 276, and being shown and designated as Lot 9.4, Block I, Sheet 337, of the Greenville County Block Book System, (a copy of thereof being attached hereto as Exhibit A); this being a portion of the property conveyed to the Landlord by deed from Nannie H. Givens dated July 18, 1950, recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 418, at Page 391.

The above described premises is leased subject to any

RECORDED IN THE OFFICE OF THE CLERK OF THE SUPERIOR COURT OF GREENVILLE COUNTY, SOUTH CAROLINA
DATE OF RECORDING: 05.20.84
BY: [Signature]

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[Handwritten initials]

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