

LEATHERWOOD, WALKER, TODD & MAHN

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FILED
GREENVILLE CO. S.C.
STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE
Dec 19 11 05 AM '84

MEMORANDUM OF LEASE

DONNIE S. TANKERSLEY
R.M.C.

NATIONAL REALTY SALES CORPORATION, a North Carolina corporation, hereby leases to NATIONAL WELDERS SUPPLY CO., INC., a North Carolina corporation, for a term to commence upon substantial completion of the improvements which Landlord is building on the demised premises at the request of the Tenant, and continuing for a maximum period of fifteen (15) years, including extensions and renewals, the following described property:

ALL that certain piece, parcel or lot of land located in the County of Greenville, State of South Carolina, and being shown as a 2.3 acre tract of land, lying on the southern side of White Horse Road, and having, according to a plat entitled "Property of National Realty Sales Corporation" by Webb Surveying and Mapping Co., dated December 28, 1983, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southern side of White Horse Road, a corner of property now or formerly of Duke Power Company, and running thence S. 30-01 W. 610.74 feet to an iron pin on the northern side of the Southern Railroad, Donaldson Center Spur; thence with then orthern edge of the Southern Railroad, Donaldson Center Spur N. 77-34 W. 109 feet to an iron pin in property now or formerly of John K. Earle; thence with the line of property now or formerly of John K. Earle N. 19-08 E. 611.33 feet to an iron pin on the southern side of White Horse Road; thence with the southern side of White Horse Road, the following courses and distances: (1) S. 72-39 E. 86.5 feet to a point; (2) S. 70-30 E. 123.1 feet to a point; and (3) S. 67-45 E. 14 feet to an iron pin, the point of BEGINNING.

The provisions set forth in a written Lease Agreement between the parties dated the 1st day of November, 1984, are hereby incorporated in this Memorandum.

IN WITNESS WHEREOF, the Landlord and Tenant have caused these presents to be executed and delivered, this the 29th day of November, 1984.

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