

Form 8115
8-1-44
VOL 1229 PAGE 928

This Indenture, made and entered into on the 24th day of May, 1984,
by and between Monsanto Company
of the County of St. Louis, State of Missouri
hereinafter called Lessor, party of the first part, and the Southern Bell Telephone and Telegraph Company, hereinafter called Lessee, party of the second part,

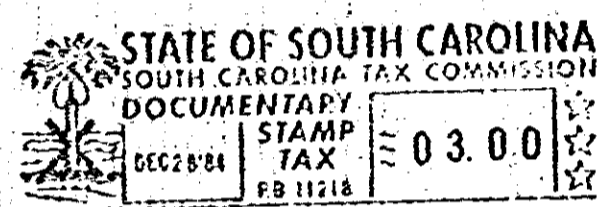
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DONNIE S. YANKERSLEY

WITNESSETH:

That for and in consideration of the rents and covenants herein contained, Lessor hereby leases unto Lessee, its successors and assigns, the following described premises with the appurtenances in the City of Greenville, County (Part) of Greenville, State of South Carolina, to-wit:

approximately 104 square feet of land (8' x 13') with underground cable entrance on Greenacre Road near McAlister Road as per the attached survey "Exhibit A".



for use as a Subscriber Loop (fiber optic) carrier hut

TO HAVE AND TO HOLD the same for the term of Fifteen (15) Months Years

beginning on the 1st day of June, 1984, and ending on the 31st day of May, 1999, at an annual rental of ONE THOUSAND & NO/100's (\$ 1,000.00) Dollars, payable in equal monthly installments during the term hereof.

Lessor generally warrants ownership of the fee simple title or right to execute this lease.

Lessee agrees to maintain said premises in as good condition as when received, ordinary wear, tear and deterioration and damage by the elements or unavoidable casualty excepted, and to pay Lessor said rent as herein specified.

If the rent hereunder shall remain due and unpaid for ten days after written notice from Lessor to Lessee, Lessor shall have the right to re-enter said premises and remove all persons, property and appurtenances therefrom.

Lessor agrees that Lessee may sublet said premises or any part thereof during the term herein created.

Lessee shall indemnify, protect and hold the Lessor harmless from and against all liabilities, losses, claims, demands, costs, expenses, and judgments of any nature arising, or alleged to arise, from or in connection with any injury to, or the death of, any person or loss or damage to property on or about the premises, except to the proportional extent claims are attributable to the negligence or misconduct of the Lessor, its employees or agents, in which event the Lessor shall indemnify the Lessee, but only to the proportional extent of Lessor's negligence or misconduct.

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