

of the lease between Main-Oak Corporation, as Lessor, and L.F. Matthews, D.M. Carothers, James M. Grisebaum and James C. Berry, a partnership, as Lessee, dated June 15, 1962, amended January 25, 1963, and assigned by the said Main-Oak Corporation to Main-Oak Inn Corporation, by Assignment of Lease, dated May 8, 1963, and recorded in the R.M.C. Office for Greenville County, South Carolina, in Deed Book 722 at page 369, whether now on the premises or hereafter to be placed or installed thereon, including all additions and/or replacements, and shall include but not be limited to all beds, carpets, tables, lamps, chairs, chests, mirrors, sofas, desks, pictures, and all other furniture, fixtures, machinery and equipment used in the operation of the premises or any part thereof, except the aforementioned signs, television sets, and restaurant equipment and fixtures.