

STATE OF *South Carolina*
 COUNTY OF *Greenville*

LEASE*Land*

THIS INDENTURE OF LEASE, made and entered into this *29* day of *January* 1954, by and between LUTHER M. DAVENPORT, of the City of Miami Beach, County of Dade, and State of Florida, hereinafter called the "LANDLORD", and A. J. G. Corporation, a Corporation existing under the laws of the State of South Carolina, with offices at 411 North Main Street, Greenville, South Carolina, hereinafter called the "TENANT."

WITNESSETH:

That the Landlord does hereby demise and lease unto Tenant the premises with the buildings and improvements to be erected thereon situated in the City of Greenville, County of Greenville, and State of South Carolina, and having according to a survey made by Piedmont Engineering Service, dated the *15* day of *January*, 1954, a copy of which is attached hereto and marked Exhibit "A" the following metes and bounds, to-wit:

BEGINNING at a point on the north side of East Washington Street, said point being 120.5 feet East from the Northeast corner of the intersection of East Washington Street and North Main Street and running thence with the North side of East Washington Street S. 72-21 E. 75.7 feet to a point on the North side of East Washington Street; thence along the West face of a brick wall and beyond N. 18-50 E. 74.65 feet to a point on the South face of a brick wall; thence along the South face of said wall, N. 71-36 W. 77.15 feet to a point; thence S. 17-47 W. to and with the center of a brick wall 75.50 feet to a point on the North side of East Washington Street, the beginning corner; being the same premises shown and designated as "Davenport" on the said survey.

TOGETHER with such right of ingress and egress as Landlord may have in common with others, upon, over and across an alley described as follows:

An alley approximately fourteen and one-half (14½) feet in width and thirty (30) feet in length running along the south side of part of the premises shown