

1-14-54

BOOK 502 PAGE 230

demised premises substantially similar in character to that conducted by the Tenant herein named shall be considered to be the continued occupancy of the demised premises by the Tenant herein named, and the rental payable by any such subtenant or assignee shall be the same as if the Tenant herein named had itself continued to occupy the premises. If Tenant does so sublet the demised premises, or assign this lease, the Tenant shall remain liable as guarantor hereunder, provided, however, that J. C. Penney Company, the Tenant herein named, shall be released and relieved from further liability hereunder if such sublease or assignment is to a corporation which acquires all of the assets of Tenant, and which, by written instrument, duly executed and acknowledged and delivered to Landlord, assumes and covenants and agrees with Landlord to pay the rent to be paid by Tenant hereunder, and to carry out and perform all the terms, covenants and conditions of this lease which, by the terms hereof, are to be carried out and performed by Tenant.

ADDRESS  
WHERE RENT  
PAYABLE

17. Until Tenant receives other instructions in writing from Landlord, Tenant shall pay all rentals payable

to Landlord hereunder by check payable to the order of

*Belmont Realty & Investment Co.*  
~~Belmont Realty Company~~, and addressed to ~~411 North Main~~ *c/o the*  
*First National Bank,*  
~~Street~~, Greenville, South Carolina.