

8 pages / 50
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BOOK 773 PAGE 523
FILED
MAY 20 1965
Mrs. G. H. Farnsworth
R. M. G.

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

AMENDMENT TO LEASE

It is agreed by and between the undersigned parties to the lease agreement heretofore entered into between said parties dated August , 1964, shall be amended in the following particulars:

Paragraph 11, designated "ERECTION OF BUILDING AND INSURANCE" shall be deleted in its entirety and there shall be substituted in lieu thereof, the following:

(11) ERECTION OF BUILDING AND INSURANCE: Lessor agrees to construct, at his sole cost and expense, the building, in accordance with plans and specifications provided by Lessor and Lessee and approved by both in writing. The plans and specifications are identified as "Exhibit A" and "Exhibit B" and attached to this Lease and by reference, made a part hereof. The exterior signs of Lessee shall be installed, paid for and maintained by ~~it~~ Lessee. Lessor further covenants and agrees to provide spaces for four (4) automobiles, for Lessee's use and convenience.

During the construction of the building on the premises and after construction during the entire term of this Lease, the Lessor, at his own costs and expense, will insure the premises and building thereon with fire and extended coverage insurance which shall be in an amount equal to the replacement value of the building, exclusive of foundations and excavations as such value may be or appear from time to time.

In addition to fire and extended coverage insurance, Lessor shall carry liability insurance in connection with the exterior of the building. Lessee shall carry general public liability insurance on the interior of the building ~~for the protection of both parties~~ in an amount not less than One Hundred Thousand and no/100 (\$100,000.00) Dollars for injuries to any one person and not less than Two Hundred Thousand and no/100 (\$200,000.00) Dollars for injuries to more than one person, arising out of any one accident or occurrence.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 19th day of September, 1964.

WITNESSES:
C. V. Byle Jr
Billie J. Farn

Peter Efstration (L.S.)
PETER EFSTRATION, Lessor

WITNESSES:
Mild Mendau
Mary A. Sweeney
J. Davis

DICTAPHONE CORPORATION, Lessee
By: James J. Winters (L.S.)
JAMES J. WINTERS
Counsel
Arbitral Secretary

DICTAPHONE CORPORATION
CORPORATE
SEAL
1929
NEW YORK

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