

STATE OF SOUTH CAROLINA)
)
 COUNTY OF GREENVILLE)

THIS LEASE, Made and entered into this 10th day of AUGUST, 1970, by and between TROY D. VAUGHN, party of the first part, hereinafter called "Lessor," and DUKE POWER COMPANY, a corporation organized under the laws of the State of North Carolina, party of the second part, hereinafter called "Lessee";

W I T N E S S E T H :

That for and in consideration of the monthly rental of One Hundred Forty (\$140.00) Dollars, payable to Lessor on or before the 5th day of each and every month during the term of this lease, the Lessor hereby lets, leases and demises to the Lessee, its successors and assigns, all that certain piece, parcel, lot or tract of land lying, situate and being ^{IN} the City of Greer, State and County aforesaid, and fronting 46 feet, more or less, on School Street, with a depth along an alley running between the lot herein leased and the Greer Library, a depth of 103.61 feet, with a width in the rear of 46 feet more or less, on which there is located a one-story brick store building with a basement, said building having a width of 42 feet and a depth of 72 feet, and being known as No. 115 School Street.

The term of this lease shall begin on the 1st day of March, 1971, and shall expire on the 28th day of February, 1981.

The Lessee agrees to pay the monthly rental herein provided for in advance on or before the 5th day of every month during the term of this lease, and to deliver up possession of the premises to the Lessor, his heirs or assigns, at the termination

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