

STATE OF SOUTH CAROLINA)
)
COUNTY OF GREENVILLE) L E A S E

THIS INDENTURE by and between KARL E. NUJESSNER, hereinafter called "Lessor", and FLOYD J. FEW, hereinafter called "Lessee".

WHEREAS, Lessor is desirous of leasing to Lessee certain premises hereinafter described and Lessee is desirous of leasing from Lessor said premises.

W I T N E S S E T H :

(1) TERM AND USE: In consideration of rents hereinafter reserved and all terms, conditions, covenants and agreements hereinafter contained, the Lessor hereby leases and demises to the Lessee and the Lessee hereby hires, leases and takes from the Lessor the following described property (hereinafter called the premises), to-wit:

A building located at 716 Buncombe Street, Greenville, South Carolina, together with three parking spaces on the Southeastern side and adjacent to the building. This building is located on lot 1 of section 2 of sheet 11 of the Greenville County Block Book.

The term of this Lease shall be five (5) years from and after February 1, 1972, which date shall be the first day the premises were occupied by the Lessee.

The Lessee is given the option and right to extend or renew this lease for an additional period of five (5) years at a rental of \$75.00 per month with the same terms and conditions in this lease, and unless the Lessee notifies the Lessor in writing prior to the expiration of this lease of its intentions not to exercise the option, then said option shall be deemed to be exercised and this lease shall be automatically extended until midnight January 31, 1982.

(2) RENT: The monthly rental agreed on between the parties shall be Sixty Five and No/100 (\$65.00) Dollars per month and shall be paid in advance on the fifteenth day of each month at such place as Lessor may designate. The first monthly payment shall begin on March 15, 1972. (This delay in payment being due to repairs that are needed on the building.)

(3) ASSIGNMENT AND SUB-LEASING: The Lessee may freely assign or sub-lease the building to anyone in the barbering profession to carry on a barbering business; however, the assignment or sub-letting to a person carrying on any other type business shall first require the Lessor's written consent.

(Continued on next page)

CARTER & PHILPOT

FILED IN 7 20TH 1972
GREENVILLE CO. S.C.
OFFICE FOR REGISTRATION
OF DEEDS AND MORTGAGES
D. J. ...