STATE OF SOUTH CAROLINA )

LEASE AGREEMENT
COUNTY OF GREENVILLE )

This lease agreement entered into by and between S & M Amusement Company, hereinafter referred to as S & M, and Charles C. Hamby and Ray E. Gillespie, hereinafter referred to as Hamby and Gillespie, this 27 day of July, 1955,

WHEREAS, Hamby and Gillespie are the owners of that business known as the Virginia Grill which is located at 112

West Coffee Street, Greenville, South Carolina, and

WHEREAS, S & M is engaged in the coin-operated machine business and desires to place their machines in said Virginia Grill,

NOW, THEREFORE, in consideration of the premises and the stipulations set out below the parties hereto agree as follows:

1. Hamby and Gillespie hereby agree that S & M shall have the sole and exclusive right to place any and all coin-operated machines in the Virginia Grill for a period of one year with an option to renew for an additional two years. Said option is exercisable either verbally or in writing. It is understood and agreed that this lease shall not exceed in duration of time that lease from Arthur T. Siachos to Charles C. Hamby under date of July 14, 1955, which lease is for one year with an option to renew for two additional years. It is further mutually understood and agreed that in the event the said Hamby and Gillespie, either one or both, should fail to exercise the option to renew said lease agreement with Arthur T. Siachos within fifteen (15) days before the expiration thereof, to-wit, June 30, 1956, that said lease agreement with the privilege to exercise said option shall be assigned to S & M.