

BETTY CAUELE BRUNSON, Post Office Box 66, Taylors, South Carolina;
 MARTHA MARIE GIBSON SIMON PAYNE, 324 Potomac Avenue, Greenville,
 South Carolina, and ORA TANNER GIBSON LEAGUE, 109 West Earle Street,
 Greenville, South Carolina, hereinafter sometimes for convenience
 collectively called "LANDLORD", and H. L. GREEN COMPANY, INC., a
 corporation organized and existing under the laws of the State of
 New York, 902 Broadway, New York 10, New York, hereinafter sometimes
 for convenience called "TENANT",

W I T N E S S E T H:

That for and in consideration of the rents reserved and
 of the mutual covenants, promises and agreements hereinafter con-
 tained, it is agreed as follows:

DEMISE

That the Landlord hereby grants, bargains, demises and
 leases unto the Tenant and the Tenant does hereby lease, hire and
 accept from the Landlord the following property with the buildings
 and improvements thereon, together with the use of all exits, en-
 trances, easements and appurtenant passageways located in the City
 of Greenville, County of Greenville, State of South Carolina, to-wit:

"All that certain piece, parcel or lot of land
 situate, lying and being in the City of Greenville,
 County of Greenville, State of South Carolina, on
 the west side of North Main Street, and having the
 following metes and bounds, according to a plat
 made by Dalton & Neves, Surveyors, May, 1940,
 to-wit:

"BEGINNING At a point on the west side of North
 Main Street, 92.25 feet southerly from the inter-
 section of the westerly line of North Main Street
 with the southerly line of West Coffee Street,
 said point of beginning being the northeasterly cor-
 ner of the Davenport property hereinafter described,
 and running thence with the northerly line of said
 Davenport property N. 70-10 W. 242.8 feet, more or
 less, to a point on the east side of North Laurens
 Street, said point being the northwest corner of the
 Davenport property hereinafter described; thence
 along the east side of North Laurens Street N.
 20-20 E. 20 feet, more or less, to a point on the
 north face of a brick wall; thence along the north
 face of said wall S. 69-52 E. 108.9 feet, more or
 less, to a point; thence S. 20-20 W. 2 feet, more
 or less, to a point; thence S. 70-24 E. 53.6 feet,
 more or less, to a point; thence N. 20-0 E. 6 feet,
 more or less, to a point; thence S. 70-12 E. 80.2 feet,
 more or less, to a point on the west side of North
 Main Street; thence along the west side of North
 Main Street S. 20-0 W. 23.65 feet, more or less, to
 the beginning corner, subject to any state of facts
 which an accurate survey may show.