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

KNOW ALL MEN BY THESE PRESENTS that I, Juanita S. Groff, for and in consideration of the rental hereinafter specified, have granted, bargained and released and by these presents do grant, bargain and lease unto Burger Chef Systems, Inc. the following described real estate:

All that piece, parcel or lot of land on northwestern side of Wade Hampton Boulevard in the City of Greenville, County of Greenville, State of South Carolina, being shown on a plat of the property known as Vista Hills recorded in the R. M. C. Office for Greenville County in Plat Book P at page 149, and having the following metes and bounds:



BEGINNING at an iron pin on the northwestern edge of Wade Hampton Boulevard at the eastern front corner of Lot 77 of Vista Hills Sub-Division and running thence N. 37-01 W. 200 feet to an iron pin; thence N. 52-41 E. 20 feet to an iron pin; thence S. 37-01 E. 179.2 more or less to an iron pin on the northwestern edge of Wade Hampton Boulevard; thence along Wade Hampton Boulevard S. 52-43 W. 12.9 feet to an iron pin; thence S. 37-01 E. 20 feet to an iron pin; thence still along said highway S. 52-43 W. 7.1 feet to the beginning corner, together with all the right, title and interest of the lessor in and to that portion of Wade Hampton Boulevard which abuts the above described premises and is north of the center line of the said highway.

CONSIDERATION. Burger Chef Systems, Inc., in consideration of the use of the premises for the term hereinafter specified, promises to pay to Juanita S. Groff, the lessor, the sum of Five Hundred Sixty (\$560.00) Dollars per year, payable in monthly installments of \$46.66.

TERM. TO HAVE AND TO HOLD the said premises unto the said Burger Chef Systems, Inc., its successors and assigns, for a period commencing the first day of the month following the giving by Burger Chef Systems, Inc. of its consent for the transfer

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