

STATE OF SOUTH CAROLINA)
)
 COUNTY OF GREENVILLE)

LANDLORD'S WAIVER

FOR VALUE RECEIVED, the sufficiency of which is hereby acknowledged, the undersigned Haywood Mall, Inc., hereinafter referred to as Landlord, does hereby acknowledge and agree that the property of Continental Cafe & Deli, Inc., more particularly described on Exhibit A attached hereto and made a part hereof, and located on Landlord's premises at Space No. 1D3, Haywood Mall, Greenville, South Carolina, is secured under a valid Security Agreement between The South Carolina National Bank as Lender, and Continental Cafe & Deli, Inc. as Borrower.

Landlord further acknowledges and agrees that the security interest of South Carolina National Bank / constitutes a valid first lien on said property which is superior to any interest which Landlord may hereafter have to distress for past due rentals.

Landlord hereby waives in favor of South Carolina National Bank / any and all rights which it may have to distress said property for unpaid rentals and agrees that it will take no action to possess, acquire, sell or otherwise encumber said property so long as South Carolina National Bank / shall have any interest therein by way of lien. *

Landlord further agrees that South Carolina National Bank / shall have the right, at all reasonable hours, to enter the aforesaid premises and take possession of the aforesaid property or exercise any other rights which it may have thereto.**

IN WITNESS WHEREOF, the undersigned has hereunto set his hand and seal this the 19th day of December, 1980.

In the Presence of:

John W. Moore
Judy S. Edmiston

HAYWOOD MALL ASSOCIATES

BY: Haywood Mall, Inc.
President

*Provided that in the event of a default by the Tenant, Landlord may re-enter the Demised Premises as provided in Section 24.1 of the Lease and remove all such property from the Demised Premises and store the same in a public warehouse or elsewhere at the cost of and for the account of Tenant.
 ** Provided that it repairs any and all damage to the Demised Premises caused by such removal.

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