

FILED
GREENVILLE CO. S. C.

STATE OF SOUTH CAROLINA

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COUNTY OF GREENVILLE

) JOHN BANKERSLEY
R.M.C.

OMEGA INVESTMENTS, A
PARTNERSHIP,

Landlord,

TO

) SHORT FORM OF LEASE

FASHION FIRST, INC.,

Tenant.

THIS SHORT FORM OF LEASE made and entered into this 28th day of October, 1981, by and between OMEGA INVESTMENTS, a South Carolina Partnership, hereinafter sometimes referred to as "Landlord", and FASHION FIRST, INC., a South Carolina corporation, hereinafter sometimes referred to as "Tenant".

WITNESSETH:

PREMISES: That the Landlord does hereby demise and lease unto the Tenant and the Tenant does hereby accept and rent from the Landlord the premises described as that certain tract of land containing 0.463 acres, more or less, being more particularly shown and delineated on a plat of the same prepared for C. H. Roe, Jr., et al., by Freeland & Associates, dated December 21, 1978, together with all improvements presently located or to be constructed thereon; said improvements consisting of, but are not limited to, a building containing approximately 5,400 square feet. All of the foregoing being referred to herein as the "Premises" and being more particularly described in Exhibit "A" attached hereto.

TERM: To have and to hold the said premises, together with all and singular the improvements, appurtenances, rights, privileges and easements thereunto belonging or in

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