

LEASE AGREEMENT

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

THIS AGREEMENT OF LEASE, made and entered into this 18th day of July, 1950, by and between JAMES R. ELLIS and his wife, FRANCES OXNER ELLIS, -----

of ----- Greenville ----- County, State of S. C., Lessor, and the GULF OIL CORPORATION, a corporation organized and existing under the laws of the State of Pennsylvania, Lessee, WITNESSETH:

- 1 -

That lessor has this day rented and leased to the lessee, a certain parcel of land located in, or near the City of Greenville -----, State and County aforesaid, and described as follows:

All that lot of land in Greenville County, State of South Carolina, on the Northeast side of U. S. Highway No. 25 (New Buncombe Road) about two miles north of the city limits of Greenville, and having according to plat made by Pickell & Pickell, Engrs., dated January 30, 1950, to which reference is herewith made, the following metes and bounds, to-wit:

Beginning at an iron pin on the northeast side of the right-of-way of U. S. Highway No. 25, at corner of property now or formerly owned by Rena M. Lawson Perry and running thence with the line of said property N. 43 E. 200 feet to an iron pin; thence continuing with the line of said property S. 34-25 E. 120 feet to an iron pin; thence S. 43 W. 200 feet to an iron pin on the right-of-way of U.S. Highway No. 25; thence with said right-of-way N. 34-25 W. 120 feet to the point of beginning, being the same land conveyed to the mortgagor James R. Ellis by deed of Rena M. Lawson Perry recorded in the R.M.C. Office for Greenville County in Deed Book 401, at Page 435.

Handwritten initials/signature

Said leased premises shall include the above described real estate together with all driveways and street front privileges, and all improvements and buildings situated thereon, or to be erected thereon.