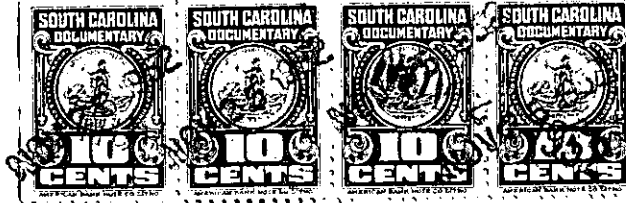


August 1, 1952

State of South Carolina  
County of Greenville



To Whom it May Concern:

This indenture, made this the first day of August, 1952 between John A. Todd, Agent for the Working Benevolent State Grand Lodge, and Y. G. Williams as lessee, WITNESSETH: That the lessor has this day leased to the lessee all the premises known as the full basement, pool room inclusive, located 125 1/2 Fall Street, in the Temple Building, Greenville, S. C., to be occupied by the lessee as a pool room and use otherwise as the lessee sees fit, for and during the term commencing on the first day of August, 1952 and ending on the thirty-first day of July, 1957 (ten years), upon the terms and conditions hereinafter set forth; and in consideration of said demise and the covenants and agreements hereinafter set forth, it is covenanted and agreed as follows:

*Y.G.W.*

*J.A.T.*

First: It is agreed that this lease will be during this term and will continue year after year beginning August 1, 1952 at the rate of sixteen and.....no/100 dollars (\$16.00) per month in advance, due and payable on the first of each month for the duration of this and subsequent contracts.

*Y.G.W.*

*J.A.T.*

Second: The lessee has examined said premises prior to and as a condition precedent to his acceptance and the execution hereof and is satisfied with the physical condition thereof, and the lessee's taking possession thereof shall be conclusive evidence of the lessee's receipt thereof in good order and repair, except as otherwise specified herein, and the lessee agrees to keep said premises and the appurtenances thereto in a clean, sightly and healthy condition and in good repair, and to yield back said premises to the lessor upon the termination of this lease, whether such termination shall occur by expiration of the term hereof or in any other manner whatever, in the same condition as at the date of the execution hereof, loss by fire or other casualty and ordinary wear and tear excepted.

Third: In case said premises shall be vacated during said term, the lessor may take immediate possession thereof for the remainder of the term and in his discretion, relet the same and apply the proceeds upon this lease

Fourth: The foregoing covenants, and the terms and conditions of this lease shall inure to the benefit of and be binding upon the respective heirs, devisees, personal representatives, successors, and assigns of the parties hereto, except as otherwise provided.

Witness the hands and seals of the parties hereto, the day and the year first above written.

Willie Morris  
Witness

J.A. Todd  
Lessor

R.W. Anderson  
Witness

Y.G. Williams  
Lessee

Before me, a Notary Public for and in the State of South Carolina, Willie Morris who disposes and says that he was present and saw the contracting parties give their hands and caused the seal to be affixed and that he with R.W. Anderson witnessed the execution hereof.

Willie Morris  
Affiant

Subscribed and sworn to before me this the 1 day of August, 1952

R.W. Anderson  
Notary Public for South Carolina

Recorded November 25, 1952 at 1:30 P.M. #26132