

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) LEASE

JULY 23 10 45 AM 1959

THIS LEASE AGREEMENT, Made and entered into this 18th day of February, 1959, by and between FRANK C. OWENS AND THEODORA O. BLACK, of Atlanta, Fulton County, Georgia, hereinafter referred to collectively as the Lessor, and MAX MASSEY AND JACK COHEN, partners doing business as the KIDDIE KORNER, hereinafter referred to as Lessee,

WITNESSETH:

That for and in consideration of the rents received and of the mutual covenants, premises and agreements hereinafter contained, it is agreed as follows:

1. That the Lessor hereby grants, bargains, demises and leases unto the Lessee, and the Lessee does hereby lease, hire and accept from the Lessor the following property, together with the use of all exits, entrances, easements and appurtenant passageways, located in the City of Greenville, County of Greenville, State of South Carolina:

ALL That piece, parcel or lot of land with the building and improvements thereon, situate on the East side of North Main Street, fronting 21 feet, more or less, on the East side of North Main Street, and extending back between parallel lines a distance of 100 feet 6 inches, more or less, to property of the Estate of Frances C. Floyd, the building which covers a portion of said property being known as "120 North Main Street", and being the same store now occupied by the Kiddie Korner, said store being approximately 70 feet deep.

2. TO HAVE AND TO HOLD The above-described premises with all the rights, easements and appurtenances thereunto belonging and attaching unto the Lessee, their heirs, executors, administrators and assigns, for and during the term of five years, unless this lease shall be sooner terminated as herein



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