

to an iron pin at the corner of Lot No. 4; thence along the line of Lot No. 4, N 31-30 E 276.5 feet to an iron pin at the rear corner of Lot No. 5; thence along the line of Lot No. 5, S 57-10 E 251.5 feet to the point of beginning.

It is intended by this lease to include any and all buildings and improvements now or hereafter located upon said demised premises.

This property is now occupied by the Lessee, and it is also known as 217 Cannon Street, Greer, South Carolina.

2. TO HAVE AND TOLHOLD the above described premises with all of the rights, easements, and appurtenances thereunto belonging and attaching unto the Lessee, its successors and assigns, for and during the term of five (5) years, unless this lease shall be sooner terminated as herein provided, commencing on the first day of June, 1964, and ending on the 30th 31st day of April May, 1969.

3. The Lessee does hereby agree to pay to the Lessor a rental of Eighteen Thousand (\$18,000.00) Dollars, payable in monthly installments of Three Hundred (\$300.00) Dollars during each month of the term of this lease, on or before the 10th day of each and every month hereunder.

4. The Lessee shall have the right and privilege to assign this lease or to sublet any part or all of the demised premises to other persons, firms, or corporations than the Lessee, without the necessity of obtaining the consent of the Lessor.

5. If the Lessee shall assign this lease, the assignee shall become liable directly to the Lessor for all the

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