



BOOK 773 PAGE 275

LEASE AGREEMENT

STATE OF SOUTH CAROLINA }  
COUNTY OF GREENVILLE }



THIS AGREEMENT OF LEASE, made and entered into this 30  
day of April, 1965, by and between CHARLES G.  
MASON (Unmarried) of Greenville County, State of South Carolina, 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:

A part of Lots 10 and 11 on plat of property of Wade Cothran  
made by Dalton and Neves, Engineers, in July, 1927, recorded  
in the RMC office for Greenville County, South Carolina in  
plat book H at Page 163 and being more particularly described  
as follows:

Beginning at the point where the northeasterly margin of  
Augusta Road intersects the Northwesterly margin of McPherson  
Street and running thence with the Northeasterly margin of  
Augusta Road. N. 46° 13' W a distance of one hundred Fifty-  
five and five tenths (155.5) feet to a point; thence a  
curve to the right having a radius of forty-seven and one  
tenth (47.1) feet, (said curve forming the intersection of  
McDaniel Ave. and Augusta Rd.) for a distance of forty-four  
and two tenths (44.2) feet as measured along the chord of  
said curve bearing N. 18° 19' W. to an iron pin in the  
easterly margin of McDaniel Ave.; thence with the easterly  
margin of McDaniel Ave. N. 9° 35' E. a distance of sixty (60)  
feet to a point; thence N. 86° 45' E. a distance of seventy-  
two (72) feet to a point; thence S. 45° 09' E. a distance of  
one hundred ninety and seven tenths (190.7) feet to a point  
in the northwesterly margin of McPherson St.; thence with the  
northwesterly margin of McPherson St. S. 49° 17' W. a  
distance of one hundred twenty (120) feet to the point of  
beginning, according to plat of survey by Piedmont Engineering  
Service dated May 14, 1952.

Effective March 19, 1965, this lease shall cancel and supersede  
that certain lease between the parties hereto dated October 20,  
1952, recorded in Deed Book 466, Page 213 in the Office of the  
RMC for Greenville County, South Carolina concerning the herein  
described property.

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.

( Continued on next page )