

LEASE AGREEMENT

THIS AGREEMENT made this 18th day of April, 1968, by and between W. N. LESLIE and wife, Angeline D. herein sometimes called "Owner", and THE KRYSTAL COMPANY, a Tennessee corporation, hereinafter sometimes called "Krystal",

WITNESSETH:

Premises Owner leases to Krystal for restaurant, kitchen, food storage, food processing, and incidental purposes, including parking, and Krystal hereby rents from Owner the premises (herein called "the premises") in Greenville, Greenville County, South Carolina, and more particularly described as follows:

All that lot, tract or parcel of land situate, lying and being in the State of South Carolina. County of Greenville, as shown and described on plat, a copy of which is attached hereto as Exhibit "A" and made a part hereof, recorded in the R. M. C. Office of Greenville County in Plat Book XXX, at page 39, and more particular described as follows:

BEGINNING at a point on the easterly line of Pleasantburg Drive, South Carolina Highway No. 291, thence along the easterly line of Pleasantburg Drive north eight (8) degrees, four (4) minutes west, a distance of one hundred fifty (150) feet to a point, thence north eighty-four (84) degrees, twenty-three (23) minutes east, a distance of one hundred sixty-four (164) feet to a point, thence along the line parallel to Pleasantburg Drive southeight (8) degrees ten (10) minutes east, a distance of one hundred fifty (150) feet, thence south eighty-four (84) degrees, twenty-three (23) minutes west, a distance of one hundred sixty-four (164) feet to the point of beginning,

together with all incidental rights and privileges in and about the premises as may be necessary or convenient to Krystal's business.

The following additional stipulations are hereby declared to be conditions of this lease, shall unless otherwise expressly stated be applicable at all times throughout the term of this lease and any extensions or renewals thereof, and are mutually agreed upon:

(Continued on next page)

