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GREENVILLE CO. S.C.

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STATE OF SOUTH CAROLINA OLLIE FARNSWORTH
COUNTY OF GREENVILLE R.M.C. LEASE

This is a lease and option to purchase between The Shore Company, Inc., a corporation, as landlord (hereinafter called Shore or landlord) and Enro Shirt Company, Inc., a corporation, as tenant (hereinafter called Enro or tenant).

The landlord leases unto the tenant, its successors and assigns, and the tenant hires and accepts from the landlord the following described property:

ALL that tract of land in the County of Spartanburg, State of South Carolina, containing 7.70 acres, more or less, being the same property conveyed to The Shore Company, Inc. by W. H. Phillips, Sr. and W. E. Harrison by deed recorded in the R. M. C. Office for Spartanburg County in Volume 20-E, page 428.

ALSO all lots of land adjoining the above mentioned tract, known and designated as Lots 28, 29, 30, 31, 32, 33 and 37 on plat made by J. Q. Bruce, Reg. Surveyor, recorded in the R. M. C. Office for Spartanburg County in Plat Book 29, at page 443, and being the same property conveyed to The Shore Company, Inc. by deed recorded in the R. M. C. Office for Spartanburg County in Volume 20-F, at page 126.

The above property is shown in its entirety on a plat of The Shore Company, Inc. made by Daniel Engineers.

Reference to said deeds and plats are craved for a fuller description.

The term of this lease shall begin on the 1st day of June, 1970, and shall end on the 31st day of May, 1975.

The rent shall be the sum of Fifty-Two Thousand (\$52,000.00) Dollars per annum, payable in equal monthly installments of Four Thousand, Three Hundred Thirty-three and 33/100 (\$4,333.33) Dollars each, the first installment to be paid on the first day of the term, and the remaining installments to be paid on the same day of each succeeding month thereafter until paid in full.

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