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GREENVILLE CO. S. C.
AUG 20 1974
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GREENVILLE

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STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

MEMORANDUM OF LEASE

This Memorandum of Lease dated August 15, 1974, by and between Wade Hampton Enterprises, a Limited Partnership, hereinafter referred to as "Lessor" and Long John Silvers, Inc., a Kentucky corporation, hereinafter referred to as "Lessee",

W I T N E S S E T H :

That for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations and in further consideration of the rents reserved and the covenants and conditions more particularly set forth in a certain Lease Agreement between the Lessor and Lessee dated February 14, 1974, the Lessor and the Lessee do hereby covenant, promise and agree as follows:

The Lessor does demise unto the Lessee and the Lessee does take from the Lessor for the term hereinafter provided and any extensions thereof, the following:

A parcel of land containing approximately 2,000 square feet on a tract of land owned by Lessor situate on the northwestern side of Wade Hampton Boulevard in the County of Greenville, State of South Carolina. A restaurant building has been constructed on said 2,000 square foot parcel by the Lessee. A plat of the Lessor's tract of land is recorded in the RMC Office for Greenville County in Plat Book 4Z at Page 99 and is designated thereon as property of the Lessor. The location of the restaurant building is not as shown on said recorded plat but is located closer toward the southwestern side property line. Together with non-exclusive rights to the use of common facilities to be built for parking and drives, etc. Such common facilities also to vary somewhat from the above mentioned recorded plat.

The lease term shall commence upon completion of parking facilities and drives of the building which is projected to be on or before Oct. 1, 1974, and shall terminate fifteen (15) years thereafter provided, however, that the Lessee is granted option to renew said lease for three additional periods of five years each provided written notice is given 90 days prior to the expiration of the original or extended term.

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