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STATE OF SOUTH CAROLINA)
COUNTY OF GRENVILLE)

LEASE AGREEMENT

THIS LEASE AGREEMENT, made and entered into this 20 day of November, 1981, by and between Robert E. Turner, hereinafter referred to as Lessor; and James A. Cape, hereinafter referred to as Lessee:

W I T N E S S E T H :

Whereas, Robert E. Turner is the owner of a track of land located 1/2 mile North of the Boys Home on Highway 25 in Greenville County and containing +/- 22 acres.

Whereas, Robert E. Turner is desirous of leasing said property;

Whereas, James A. Cape, is desirous of leasing/ renting pasture land in said acres of land.

NOW, THEREFORE in consideration of the said premises the parties hereby agree to the following conditions:

1. James A. Cape agrees to pay unto Robert E. Turner the sum of TWO HUNDRED (\$200.00) DOLLARS per year for rental payments of said property; and Robert E. Turner, Lessor hereby agrees to same;

2. Lessee hereby agrees to keep up the fences, fertilize and seed said land;

3. In consideration of Lessee's promise to upkeep the first year's rent will be NO (\$0.00) DOLLARS:

4. For each and every year thereafter the Lessee agrees to pay the Lessor the sum of TWO HUNDRED AND NO/100 (\$200.00) per year.

This Lease Agreement is to last a period of five (5) years from the execution of said Lease Agreement.

This Lease Agreement shall also be binding upon the heirs, executors, administrators and assigns forever.

WITNESSES:

Cynthia T. Radford
Kim R. Varner
Cynthia T. Radford
Kim R. Varner

Robert E. Turner
ROBERT E. TURNER, LESSOR

James A. Cape
JAMES A. CAPE, LESSEE

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