

This agreement shall be binding upon the parties hereto, their heirs, executors, administrators, successors and assigns, and in the event proprietor sells or assigns his interest in the said premises, such successor shall be fully bound by the terms of this agreement. This agreement shall not be construed to create a joint venture between the parties hereto.

In the event a court of Competent Jurisdiction declare any of the conditions or terms herein above listed invalid, it is understood and agreed by the parties hereto that the remaining conditions or terms shall have the full force and effect. This contains all the agreements of the parties, there being no other reservations or understandings.

IN WITNESS WHEREOF the parties have hereunto set their Hands and Seals and to the faithful performance hereof do hereby bind themselves, their heirs, executors, administrators, successors and assigns this 16 day of May, 1973.

THE WITT MUSIC COMPANY, INC.

By A. S. Witt Pres.

LESSOR

Douglas D. Shiller (SEAL)
LESSEE

IN THE PRESENCE OF:

Diana E. Smith

J. D. Mc Coy

LESSEE (SEAL)

LESSEE (SEAL)

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

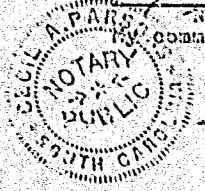
PERSONALLY, appeared before me Diana E. Smith
AND TAKES OATH THAT he saw the within named May Ann
Shiller

SIGN and SEAL the within instrument, and that he with
J. D. Mc Coy witnesses the execution thereof.

Sworn to before me this 16 day
of May, 1973.

Paul Johnson (L.S.)
Notary Public, S.C.
commission expires January 24, 1980

Diana E. Smith



RECORDED MAY 2 '74 27658