

ment for the benefit of creditors, the Lessor may, at its option, declare this lease terminated and may take immediate possession of the said premises.

IT IS FURTHER AGREED between the parties that within thirty (30) days next preceding the expiration of this lease, the said Lessor, its agents, prospective purchasers, prospective lessees or their assigns, may from time to time enter upon said premises for the purpose of viewing or showing said premises and may affix to some suitable part of said premises a notice to rent or to sell the same, or any part thereof, and keep the notice affixed without molestation by said Lessee.

Should the Lessee fail to pay any installment of rent provided for herein, or fail to perform any of the covenants and agreements herein contained, the Lessor may, at its option, either declare the rental for the entire term immediately due and payable, or may declare this lease terminated and take immediate possession of the premises, collecting the rental up to the retaking of such possession.

TO THE FAITHFUL PERFORMANCE OF THESE COVENANTS, these parties hereby bind themselves, their administrators, executors, successors and assigns.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands and seals at Greenville, S. C., this day and year first above written.

In the Presence of:)
Azalia Sadrey)
Patrick C. Dault)
As to Lessor)

Azalia Sadrey
Patrick C. Dault
As to Lessee

SHEPSAL REALTY CORP. (LS)
By Shepard Saltzman
President and Treasurer
And Luis O. Morrah
Secretary
LESSOR

PIEDMONT SHIRT COMPANY (LS)
By Shepard C. Saltzman
And Luis O. Morrah
LESSEE