

L E A S E

Parties

1. THIS AGREEMENT made as of the 8th day of July, 1950, between GREENVILLE PETROLEUM COMPANY, a South Carolina corporation, hereinafter referred to as Lessor and THE ATLANTIC REFINING COMPANY, a corporation of the Commonwealth of Pennsylvania duly registered to do business in the State of South Carolina, hereinafter referred to as Atlantic, WITNESSETH:

Description

2. That Lessor does hereby demise and lease unto Atlantic ALL THAT CERTAIN piece or parcel of ground situated in or near Greer in District 9-H, County of Greenville, State of South Carolina, more particularly described as follows: according to a survey thereof dated December 16, 1949 made by Gooch and Taylor, Surveyors of Spartanburg, South Carolina, as follows, to wit:

BEGINNING at an iron pin at the intersection of the southerly line of the Spartansburg-Greenville Dual Highway (U.S. Highway No. 29) (200 feet wide) and the westerly line of North Main Street (60 feet wide) extending thence (1) along said westerly line of North Main Street South 7 degrees 57 minutes East 150 feet to an iron pin; thence (2) North 85 degrees 20 minutes West 150 feet to an iron pin; thence (3) North 7 degrees 57 minutes West 150 feet to an iron pin in the said line of Spartansburg-Greenville Dual Highway; and thence (4) along said line of Spartansburg-Greenville Dual Highway parallel with and distant 100 feet South of the center line of the dividing strip between the now existing east-bound and west-bound traffic lanes of said highway South 85 degrees 20 minutes East 150 feet to the afore-said iron pin at the point and place of beginning.

TOGETHER with the right of ingress, egress and regress over, across and upon those portions of the Spartansburg-Greenville Dual Highway (U.S. Highway No. 29) and North Main Street lying between the above described piece or parcel of land and the traveled ways of the said highway and street.

UNDER AND SUBJECT to the condition and restriction that no beer, wine or other alcoholic beverage of any sort shall be sold upon the demised premises during the continuance of this lease.

Term and Rental

3. TO HAVE AND TO HOLD the same together with all rights and appurtenances thereunto belonging, including rights of Lessor in and to all abutting streets and highways, unto Atlantic, its successors and assigns, for a period commencing on the 8th day of August, 1950, ending on the 30th day of December, 1959, Atlantic yielding and paying therefor during said term a monthly rental of Two Hundred and No/100 Dollars (\$200.00) in advance, on the first day of each calendar month during said term.

Taxes and Receipts

4. During the continuance of this lease, Lessor shall pay all taxes, assessments and governmental charges levied upon or which have or may become

For mutual cancellation of lease see Deed Book 521 Page 107