

FILED  
GREENVILLE CO. S. C.  
MAY 9 9 53 AM 1948  
J. L. FARRISWORTH  
R. M. C.

STATE OF SOUTH CAROLINA, ) S H O R T F O R M  
COUNTY OF GREENVILLE. ) L E A S E

THIS LEASE made this 24th day of May, 1948 by and between JOHN L. PLYLER, J. A. ORR, JR., and ERNEST PATTON, as Trustees of The Furman University Foundation under a trust indenture dated February 25, 1948, herein referred to as Landlord, and DIXIE-HOME STORES, a South Carolina corporation, with its principal place of business at Greenville, South Carolina, herein referred to as Tenant,

W I T N E S S E T H :

For and in consideration of the sum of One (\$1.00) Dollar and other valuable consideration paid and to be paid by the Tenant to the Landlord, the Landlord does demise and let unto the Tenant and the Tenant does lease and take from the Landlord, upon the terms and conditions and subject to the limitations more particularly set forth in a certain agreement between the Landlord and Tenant bearing even date herewith (hereinafter referred to as the "Agreement")

All that certain piece, parcel or lot of land situate, lying and being in Chick Springs Township, State and County aforesaid, and having, according to a survey made by The McPherson Company, March 1, 1948, the following metes and bounds, to-wit:

BEGINNING at a point on the Northwest Right of Way line of U. S. Highway 29 (which point is 261 feet North-east along the Right of Way line from highway station 255 + 00 embedded in the concrete pavement) and running with said Right of Way line, S. 43-00 W. a distance of 555 feet to a stake; thence N. 31-30 W. a distance of 1,846.07 feet; thence N. 33-18 E. a distance of 698.66 feet; thence S. 44-30 E. a distance of 300.82 feet; thence S. 31-30 E. a distance of 1,319.2 feet to a point in the projection of the rear property line of that property now or formerly known as the Taft property; thence with said projection, S. 43-00 W. a distance of 261.3 feet to the most Westerly corner of said property; thence S. 47-00 E. 325 feet to the point of beginning, containing 28.88 acres, more or less, and being the same property acquired by Landlord from Georgia Industrial Realty Company, together with the buildings and improvements to be erected thereon in accordance with the provisions of the proposed lease and subject to easements to be given Southern Railway Company for the construction of a track and to Georgia Industrial Development Company for the construction of a water line, reservoir and storage tanks.

Witness my hand and seal this 24th day of May, 1948.

For assignment of lease + Rentals see Deed Book 367 Page 179.

Corrected  
Dixie Home Stores  
RMC

Denotation of Lease Deed BK 310 pg 571 # 22588, Nov 16, 1987