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STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

LEASE AGREEMENT

This agreement made and entered into this 11th day of January 1950 between Sue H. Earle, Party of the First Part (hereinafter referred to as the Lessor) and Dixie-Home Stores, with head offices at Greenville, S.C. (hereinafter referred to as the Lessee)

WITNESSETH:

In consideration of the payments to be made hereinafter provided, the Lessor does hereby lease and demise unto the Lessee the building and lot on Southwest corner of North Street and Church Street, City of Greenville, said County and State, now owned by the Lessor, except, however, the garage in the back of said lot, with the right reserved to the Lessor to ingress and egress to and from said garage.

TO HAVE AND TO HOLD unto the said Lessee for and during the period beginning September 23rd 1951 and ending at mid-night five calendar years later, which date is September 22nd 1956, for the purpose of the Lessee's conducting thereon a general merchandise business.

In consideration of the premises the Lessee agrees during the continuance of this lease to pay the Lessor a rental of Forty-eight Hundred Dollars (\$4,800.00) annually, to be paid in twelve equal monthly installments, provided that that if one percent of the gross sales shall

For assignment to Wynn + Lovett Grocery Co. See Deed Book 544 Page 47