

STATE OF SOUTH CAROLINA, )  
: LEASE  
COUNTY OF GREENVILLE. )

This agreement made this 30th day of December, 1960 between William B. Jones, Greenville, South Carolina, hereinafter called the Lessor, and Greenville Orthopedic Appliance Company, Inc., a South Carolina Corporation, hereinafter called the Lessee,

W I T N E S S E T H

The lessor does hereby lease, demise and let unto the said Lessee, its successors and assigns, all that piece, parcel or lot of land, together with the building thereon, situate, lying and being in the County of Greenville, State of South Carolina, at No. 514 Arlington Avenue, for the term of five (5) years, commencing January 1, 1961 and ending December 31, 1966, at a monthly rental of Fifty-five (\$55.00) Dollars, payable on the 1st day of each month in advance.

It is understood and agreed that the Lessee shall have the right and privilege of renewing this lease for an additional five year term at a monthly rental of Sixty-five (\$65.00) Dollars per month, payable on the 1st day of each month in advance. Should Lessee not desire to exercise the option to renew this lease he shall give to Lessor written notice thirty days prior to the expiration of said lease.

It is understood that the Lessee is to keep the building in good repair, including exterior walls and roof of said building. It is also understood that Lessee will be responsible for interior upkeep of the building.

It is understood and agreed that Lessee will have the privilege of extending the building leased herein, and adjacent to its building, out to Arlington Avenue; that all plans and specifications for the alterations and additions to said building

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BOLT & COX  
ATTORNEYS  
14 BEATTIE PLACE  
GREENVILLE, S. C.

