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## PURE OIL COMPANY A DIVISION OF UNION OF COMPANY OF CALIFORNIA LEASE AGREEMENT

(LAND LEASE)
THIS AGREEMENT, made this 23rd day of September, 19 65, between
D. C., INC., a South Carolina corporation
of Greenville County, South Carolina, hereinafter referred
ofGreenville County, South Carolinahereinafter referred to as Lessor (whether one or more), and TKMX PURE OIL COMPANY, and the corporation, hereinafter referred to as Lessee, and MRS. ZEADORA B. REEVES, hereinafter referred to as "THIRD PARTY."  WITNESSETH
1. Lessor hereby leases and lets unto Lessee that certain tract or parcel of land situated in the City of
County of Greenville and State of South Carolina
described as follows:
No. 291 and on the Northwest side of an access road to Interstate Highway No. 85, and more particularly described as follows:  Beginning at an iron pin on the Southeast right of way of South Carolina By-Pass No. 291 at its intersection with the Northeast right of way line of an access road leading into Interstate Highway No. 85 and run thence along the right of way of South Carolina By-Pass No. 291, N 22-59 E, 46.7 feet to an iron pin; thence still with the right of way of South Carolina By-Pass No. 291, N 36-38 E, 153.3 feet to a nail and cap at the corner of other property of Zeadora B. Reeves; thence along the line of other property of Zeadora B. Reeves; thence along the line of other property of Zeadora B. Reeves S 49-28 E, 127.7 feet to an iron pin on the Northeast right of way line of an access road to Interstate Highway No. 85; thence along said right of way S 55-59 W, 200 feet to an iron pin; thence continuing along the said right of way, N 54-42 W, 49.7 feet to an iron pin and the point of beginning and being the same property as shown on survey made by Dalton and Neves, Engineers, dated July, 1965, a copy of which is attached hereto and incorporated herein by reference for all purposes.
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together with all appurtenances thereto belonging or in anywise appertaining, and all right, title and interest of Lessor in and to any and all roads, streets, alleys and ways bounding said premises.
2. To have and to hold the same unto the Lessee for a period of Fifteen (15) years
commencing on the First (1st) day of March , 1966,
and ending on the Twenty Fighth (28th) day of February 1981, hereinafter referred to as the original term.
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3. Lessee agrees to pay as rent for said premises:

The sum of Four Hundred Sixteen and 67/100 (\$416.67) Dollars per month, payable monthly in advance on or before the first day of each calendar month.

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under the same terms and conditions as outlined herein for the original written notice of the exercise of such option at least thirty (80) have prior to term.

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