

*Entered
Darius J. Lumbard
1968*

MAY 15 2 32 PM 1968

BOOK 844 PAGE 139

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE) LEASE AGREEMENT

THIS LEASE AGREEMENT made and entered into this first day of May, 1968, by and between 240 West Lippincott Corporation, a corporation existing by virtue of and subject to the laws of the State of Pennsylvania, hereinafter designated Lessor, and S.C.I., Inc., a corporation existing by virtue of and subject to the laws of the State of South Carolina, hereinafter designated Lessee, is to WITNESSETH:

1. Lessor hereby lets and demises and Lessee hereby rents and leases for the rental reserved and subject to the terms and conditions hereinafter set forth, the following described premises, to wit:

All that certain piece, parcel or tract of land, with improvements thereon, in the County of Greenville, State of South Carolina in Gantt Township and being the southernmost one hundred (100) feet, with ingress and egress to White Horse Road, of that four-acre tract shown on plat of property of Lula Myers Granger, prepared by Carolina Engineering & Surveying Co., April 20, 1965, which plat is recorded in the RMC Office for Greenville County in Plat Book III at page 109.

2. The term of this Lease shall be for the period commencing April 1, 1968 through June 1, 1975, unless extended thereafter as hereinafter provided.

3. The rental agreed to be paid by Lessee and to be accepted by Lessor is the sum of Two Hundred Sixty (\$260.00) Dollars per month, payable monthly in advance, commencing April 1, 1968, receipt of the first month's rent being hereby acknowledged. In the event of the failure of Lessee to pay said rental within fifteen (15) days from the due date thereof, Lessor, at its sole option, may terminate said Lease without further notice, or said Lessor may continue said Lease and enforce the terms and provisions thereof in accordance with the laws of the State of South Carolina.

4. It is understood and agreed that Lessee shall use the above described premises for warehouse and office space and that said premises are leased to Lessee with agreed improvements completed, or to be completed by Lessor, but without any furniture, furnishings or equipment, all of which shall be supplied, if desired, by Lessee.

5. It is understood and agreed that Lessee shall pay for all utilities consumed on the premises during the term of this Lease and all insurance

(Continued on next page)

*For cancellation of lease see book 1175 page 902 - 10-19-82
For arrangement see book 1019 at page 91b*