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GREENVILLE CO. S. C.

MAR 2 4 03 PM '73

STATE OF SOUTH CAROLINA )

DONNIE S. TANKERSLEY  
LEASE AGREEMENT

COUNTY OF GREENVILLE )

THIS SHORT FORM LEASE, made and entered into this 15th day of February, 1973, and executed in duplicate, by and between Paris Mountain Commercial Properties, Inc., a South Carolina corporation having its principal place of business in Greenville County, South Carolina (hereinafter referred to as "Lessor"), and J. Mac Pizza Hut, Inc., a South Carolina corporation having its principal place of business in Greenville County, South Carolina (hereinafter referred to as "Lessee"),

## W I T N E S S E T H :

IN CONSIDERATION of the rentals to be paid by and covenants of the Lessee, the Lessor does hereby lease and demise to the Lessee, and the Lessee does hereby take and hire from the Lessor, for the term hereinafter provided, the following described premises:

All that certain piece, parcel or lot of land containing approximately 12,000 sq. ft., with the building and improvements constructed thereon, situate, lying and being in the County of Greenville, State of South Carolina, at the Northeastern intersection of New Buncombe Road (Poinsett Highway) and South Parker Road (Davidson Road), being more particularly described as follows:

BEGINNING at an iron pin at the Northeastern intersection of the right of way of New Buncombe Road (Poinsett Highway) and South Parker Road (Davidson Road) and running thence along the right of way of South Parker Road, N. 59-58 E. 120.0 feet to an iron pin; thence S. 41-55 E. 100.0 feet to an iron pin; thence S. 59-58 W. 120.0 feet to an iron pin in the right of way of New Buncombe Road (Poinsett Highway); thence with the right of way of said road N. 41-55 W. 100.0 feet to an iron pin, the point of beginning.

TO HAVE AND TO HOLD the demised premises and improvements thereon unto the Lessee for and during a primary term of fifteen (15) years from the commencement date hereof.

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