

found at Book 858, Page 116, and Volume 1093 at Page 949, and the Lessees remain bound thereby and do hereby demise and lease unto the Sublessee, and the Sublessee does hereby lease, hire, and accept in its present condition, the following described property:

ALL of that lot of land in the County of Greenville, State of South Carolina, being the greater portions of Lot Nos. 31 and 30 on plat of Riverside Farms, recorded in Plat Book K, page 101 and being more clearly shown on plat entitled Property of Harvey C. Watson, dated October 8, 1968, prepared by Enwright Associates and having according to the last mentioned plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northern side of Edgement Avenue, at the corner of Larry Pressley, which iron pin is situate 75 feet East of the joint front corner of Lot Nos. 30 and 31; thence N 25-15 E 149.8 feet; thence S 63-45 E 72 feet to an iron pin; thence N 24-11 E 136.9 feet; thence S 63-45 E 3 feet to an iron pin; thence N 27-17 E 185.7 feet; thence N 54-11 W 329.6 feet; thence S 29-10 W 527.7 feet to an iron pin on the northern side of Edgement Avenue; thence with said Avenue S 63-45 E 281.35 feet to the point of beginning and containing 5 acres, more or less.

TO HAVE AND TO HOLD the above described premises, together with all entrances and passageways unto said property for and during term to commence on the first (1st) day of April, 1980, and ending at midnight on the thirty-first (31st) day of March, 1984.

That the parties agree that the Sublessee shall pay unto the Lessees One Hundred Fifty and No/100 Dollars (\$150.00) per month, on the first of each and every month for the period of the lease.

That the Sublessee has an option to renew the sub-lease for a second five year period to coincide with the Lessees' second renewal period as set forth in the Lessor Lessee renewal agreement found at volume 1093 at page 1050 and the monthly payment to be computed by the same terms set forth in said renewal agreement.

That the Sublessee has the same rights, powers, and

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