

Form 2175

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THIS INDENTURE OF LEASE, in triplicate, made and entered into this 20th day of September, A. D. 1955, by and between AIRPORT REALTY COMPANY, INC., a South Carolina corporation, P. O. Box 755, Greenville, South Carolina

party of the first part, Lessor (whether one or more, and when referred to by pronoun the singular neuter gender will be used), and SINCLAIR REFINING COMPANY, a Maine corporation, authorized to transact business as a foreign corporation in the State of South Carolina, having its principal business office at 600 Fifth Avenue, New York 20, New York, party of the second part, Lessee;

WITNESSETH

ARTICLE I.

PREMISES:

That Lessor, for and in consideration of the rents, covenants, and agreements hereinafter mentioned, reserved, and conditioned on the part of Lessee to be maintained, paid, kept and performed, has rented and leased and by these presents does hereby rent and lease unto Lessee the following described real estate, to-wit:

A piece, parcel or tract of land situate, lying and being in the City of Greenville, County of Greenville, and State of South Carolina, more particularly described as:

All that certain parcel or tract of land lying on the West side of North Pleasantburg Drive (S. C. Hwy. #291) between Keith Drive and Lownds Hill Road and beginning at an iron pin in the right of way line of North Pleasantburg Drive (S. C. Hwy. #291) at the Southeast corner of property herein described thence running N 22 - 0 E 157.1 feet along west right of way line of North Pleasantburg Drive (S. C. Hwy. #291); thence at right angles N 68 - 0 W 100 feet; thence S-22 - 0 W 67 feet more or less to West line of property herein described; thence S 26 - 33 E 138 feet more or less to point of beginning. Bounded on the South by E. M. Sweat or formerly; on West by R. F. Watson, Jr., et al; on North by Max Heller and on the East by North Pleasantburg Drive (S. C. Hwy. #291);

together with any and all appurtenances thereunto belonging; together with all easements in adjoining and adjacent land used or reasonably