

NOV. 9 12 01 PM 1961



Humble Oil & Ref Co
P.O. Box 470
Charlotte N.C.
12023

Handwritten initials and date

OLLIE FARNSWORTH
R.M.C.

LEASE TO COMPANY NOV 9 1961

BOOK 686 PAGE 104

AGREEMENT made this 16 day of August, 19 61,
by and between Victor D. Gifford and Lucy Wright Gifford and
his wife, of

2335 E. North Street, Greenville, hereinafter called "Lessor", and
State of South Carolina
HUMBLE OIL & REFINING COMPANY, a Delaware corporation, having an office at
1600 Woodlawn Road, Charlotte, North Carolina

hereinafter called "Lessee".

WITNESSETH: That Lessor does hereby demise and lease unto Lessee, and Lessee agrees to
take all that lot, piece or parcel of land situate in the Town or City of Greenville
County of Greenville, State of South Carolina

LOCATION

more fully described as follows:

DESCRIP-
TION

One lot of land situated in above County, City and State, beginning at the
Intersection of Old Spartanburg Road and State Highway 291 and extending in
a northerly direction parallel with State Highway 291 - 120'; thence in a
Westerly direction 120' parallel with Old Spartanburg Road; thence in a
Southerly direction 120' parallel with State Highway 291 to Old Spartanburg
Road; thence in an Easterly direction 90' parallel with Old Spartanburg
Road, back to point of beginning. This property is located on the Northwest
corner of Old Spartanburg Road and State Highway 291.



together with all rights of way, easements, driveways and pavement, curb and street front
privileges thereunto belonging and together with all the buildings, improvements and equipment
thereon or connected therewith, including the property listed under Schedule "A" hereto annexed.

PERIOD

TO HOLD the premises hereby demised unto Lessee for five (5) years, beginning on
the 1st day of October, 19 61, and ending on the 30th
day of September, 19 66, on the following terms and conditions:

RENTAL

(1) Lessee shall pay the following rent:

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X
\$775
9/30/61

An annual rent of Forty-two Hundred Dollars (\$4200) in equal monthly install-
ments of Three Hundred Fifty Dollars (\$350.00) payable on the first day of
each month in advance.

RENEWAL

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Lessee shall have the option of renewing this lease for one (1)-Five (5) year
additional period, such period to begin on the expiration of the original term
herein granted, upon the same terms and conditions set forth, and all of said
privileges of renewal shall be considered as having been exercised unless Lessee
gives Lessor notice in writing at least thirty (30) days prior to the expiration
of the period then in effect of its intention not to exercise such renewal
privilege.

TITLE

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TITLE

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(3) Lessor covenants that it is well seized of the demised premises, has good right to lease
them and hereby warrants and agrees to defend the title thereto and to reimburse and hold
Lessee harmless from any loss by reason of any defect in the title. Lessor agrees to notify Lessee
immediately upon any default in payment of mortgage interest or principal, or in payment
of taxes or other liens upon the premises and Lessee shall have the right to make such defaulted
payments for the account of Lessor. Any sums so advanced by Lessee, including costs and
attorneys' fees incurred by Lessee in defending any suits and protecting its rights herein granted,
shall bear interest at the rate of six per cent (6%) per annum, and the rent provided for herein
may be applied to the payment of such sums and interest, or Lessee may require Lessor to pay
any unpaid balance. Should the term of this lease or any renewal term provided for herein,
expire before such sums with interest have been fully repaid to Lessee, Lessee may, at its option,
continue to occupy said premises on the terms and conditions herein provided until such sums
with interest have been fully repaid.

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