

the seller or of such members of his family as may inherit his property or who may acquire title by gift. This easement shall also be for the benefit of agricultural tenants of the seller or of the members of the seller's family who may acquire the property. This easement shall not be for the benefit of any person who may purchase land for valuable consideration from the seller or the above described members of the seller's family. This easement shall not be used for regular ingress and egress to and from any dwelling houses, and is intended to be primarily for occasional agricultural use.

## -XI-

*R. P. B. 1900*

The drain from the septic tank of the house on the premises extends onto property retained by the seller. The seller gives his permission for this drain to be left in its present location temporarily, but this drain shall be relocated so as to lie entirely within the 2.63 acres within six months after the seller may make demand for such relocation.

## -XII-

There is an out door toilet on the 2.63 acres which shall remain the property of the seller. The buyer gives his permission for this building to remain on the premises temporarily, but this building shall be removed by the seller within six months after the buyer demands its removal.

## -XIII-

If the buyer breaches this contract the seller shall be discharged in law and equity from all liability to make said deed and may treat the buyer as a tenant holding over after termination of a lease. Time is of the essence of this contract.

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