

buildings placed or to be placed upon said tract of land and from said tract of land to the storm sewer located in White Horse Road.

3. Within six months from the date of this conveyance Dillard Paper Company or its successors or assigns will begin construction upon said tract of land of a combination office and warehouse building containing approximately 43,000 square feet of floor space, and subject to delays due to strikes, acts of God, governmental restrictions or other causes beyond its or their reasonable control will complete such construction within a reasonable time thereafter; and if Dillard Paper Company or its successors and assigns shall default in its obligations under this paragraph, upon written demand made upon it or them so to do within sixty days immediately following such default, Dillard Paper Company or its successors or assigns shall reconvey said tract of land to Piedmont and Northern Railway Company at and for the price paid by Dillard Paper Company to Piedmont and Northern Railway Company for said tract of land.

The above conditions and restrictions shall be covenants running with the land and shall be binding upon the said Dillard Paper Company, its successors and assigns.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD, all and singular, the said premises before mentioned unto the said Dillard Paper Company, its successors and assigns, forever.

And the said Piedmont and Northern Railway Company does hereby bind itself, its successors and assigns, to warrant and forever defend, all and singular, the said premises unto the said Dillard Paper Company, its successors and assigns, against itself and its successors and all persons lawfully claiming or to claim the same, or any part thereof.

IN WITNESS WHEREOF, the said Piedmont and Northern Railway Company has caused this instrument to be executed and its corporate seal to be hereunto affixed by its proper officials, this 7th day of July, in the year of our Lord one thousand, nine hundred and sixty-one, and in the one hundred and eighty-sixth year of the Sovereignty and Independence of the United States of America.

For Plat See Deed Book 682 Page 8

ATTEST: J. M. ... Secretary.
PIEDMONT AND NORTHERN RAILWAY COMPANY,
By J. A. ... President.

Signed, Sealed and Delivered in the presence of:
Shelby K. Kiser
J. C. P. Kiser

(continued on next page)