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2. The balance shall be paid in cash at the time of the closing of the transaction. In the event the Option is not exercised, the One Thousand and No/100 (\$1,000.00) Dollars down payment made at this time shall be forfeited.

3. It is agreed that the Purchaser has the right and privilege to go into the property and make such survey or surveys as he may deem appropriate anytime prior to the exercising of this Option and the closing of the sale. It is further agreed that the Purchaser shall have the right to go onto the property and cut such road or roads as he or his assigness may deem advisable provided that the Purchaser shall pay to the owner the sum of Two Hundred and No/100 (\$200.00) Dollars per acre for any roads so cut and covenants that he will release such roads or deed such roads as he may be directed to do for the above stated consideration.

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4. In the event that this Option is exercised, the Owner agrees to give to the Purchaser a good, fee simple, warranty deed free and clear of all liens and encumbrances, restrictions, easements and rights-of-way.

5. Owner further agrees to pay for the stamps on the deed and preparation of the deed. Taxes will be prorated as of the date of closing.

TO THE FAITHFUL PERFORMANCE hereof, I do hereby bind myself, my heirs, administrators, executors and assigns.

IN WITNESS WHEREOF, I have hereunto set my Hand and Seal this the 7th day of August, A. D., 1967.

In the presence of:

Paul R. Lawton
Charles L. King

Fletcher Pivson (LS)
Owner

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