

lines as required to comply with Greenville County Health Department standards and requirements;

- (j) Repair section of roof overhang by replacing damaged steel beam;
- (k) Replace all bumper guards around dock with same size and material as the original bumper guards.

The Lessor shall undertake the foregoing repairs and improvements immediately and satisfactorily complete the same within thirty (30) days after the date hereof.

Satisfactory completion of the foregoing items shall mean that they have been completed in a proper manner to the satisfaction of Mr. Bill Huskey of Huskey Construction Company.

5. MAINTENANCE OF PREMISES: The Lessor shall maintain the roof and walls of the terminal building and the graded yard with gravel within one hundred (100) feet of the terminal building for the entire term of this lease, but, except for normal wear and tear, the Lessee shall repair damage caused to the premises by its employees or equipment due to accident or other cause.

6. PRIVILEGES OF THE LESSEE: The Lessee shall have the following privileges:

- (a) To extend the term of this lease for an additional period of five (5) years as provided in paragraph 2, if the Lessee

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