

paving, repairing, maintaining, lighting and cleaning and for insuring the common area known as Parcels D and F.

(9) That Star Theatres shall have the right to erect and maintain a pylon sign on Parcel E adjacent to South Carolina Highway 291 (South Pleasantburg Drive) as shown on said plat and marked "Astro Sign".

(10) That Star Enterprises and/or Eight Associates shall have the right at any time and from time to time to re-locate the right of way for ingress and egress from the west side of South Carolina Highway 291 (South Pleasantburg Drive), hereinabove referred to as well as the Astro sign above referred to on said plat as "Astro Sign", provided that said change in right of way and removal of said sign shall be done at the sole cost and expense of Star Enterprises and Eight Associates and that the new right of way for ingress and egress shall be established as herein provided before the existing right of way is closed, and provided that said new right of way shall extend to the area designated as Parcels D or F, and provided further that said right of way and/or sign are located on either Parcel E or G, or both.

(11) a. It is understood and agreed that Star Theatres, Inc. will reimburse Star Enterprises, Inc. for property taxes on Parcel D in proportion to the area that Parcel D bears to the combined area of Parcels C and D.

b. It is further understood and agreed that Star Theatres, Inc. will reimburse Eight Associates, Inc. for property taxes on Parcel F in proportion to the area that Parcel F bears to the combined area of Parcels F and G. In calculating the above taxes under this subsection (b), taxes on any improvements which may hereafter be erected on said Parcel G shall not be included in the aforesaid proration.

(12) That this agreement shall be deemed as a covenant running with the land and shall be for the benefit of the parties hereto and their successors and assigns who are the owners of the property shown on the plat hereinabove referred to.

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