

The right-of-way and easement herein granted is located where the presently existing railroad tracks are now located on the tract of land conveyed by Greenville and Northern to Industrial by the above-referred to deed dated October 12, 1971, recorded in Deed Book 928, Page 144, and as shown on the drawing attached hereto marked Exhibit A. Said right of way and easement herein granted has a width of 15 feet throughout extending 7 1/2 feet on both sides of the center lines of the said existing tracts.

Said right-of-way and easement is granted and conveyed by Industrial to Greenville and Northern to have and to hold unto Greenville and Northern, and Greenville and Northern's successors and assigns forever. And Industrial does hereby bind itself and its successors to warrant and forever defend all and singular said right-of-way and easement unto Greenville and Northern and Greenville and Northern's successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof.

The parties hereto hereby expressly understand and agree that the right-of-way and easement hereinabove granted by Industrial to Greenville and Northern shall continue in existence in perpetuity or until terminated and extinguished as hereinafter provided.

Greenville and Northern hereby agrees that in the event Industrial should desire to extinguish or terminate the right-of-way and easement hereinabove granted, Greenville and Northern will sell said right-of-way and easement to Industrial at a price of \$3,450.00, which price shall be paid in cash in legal currency of the United States of America.

In the event Industrial should desire to purchase said right-of-way or easement, it shall give notice of its intention to purchase to Greenville and Northern in writing and the closing shall take place within 20 days after such notice at a time and place mutually agreeable to the parties.

The agreement on the part of Greenville and Northern to sell the right-of-way and easement to Industrial expressly does not include the railroad track, crossties, railroad scales, scales house, and any other railroad materials and equipment owned by Greenville and Northern and located on the subject property. Upon the sale and conveyance or other extinguishment and