

The above options are based on this year's government cost of living index, and the above purchase price shall rise and/or fall at the same percentage rate as the government cost of living index rises or falls.

(13) It is agreed that the Lessor shall have the right of first refusal to purchase property immediately adjacent to the demised premises, which is designated as Parcel "C", and

(14) The Lessor covenants and warrants that it has full right and power to execute this lease and further covenants that Lessee, upon payment of rent as herein reserved and upon performing the covenants and agreements of this lease, shall peaceably and quietly have, hold and enjoy the demised premises and all rights, easements, appurtenances and privileges belonging or in wise pertaining thereto during the full term of this lease or any extension thereof.

(15) It is understood and agreed that when the Mortgages on the property known and designated as Parcels A, B & C on a plat of property of Robert Cleveland Burnside have been paid off the right of way given to the Lessee by the Lessor and referred to in Paragraph 5 will be changed from the driveway on the northern most boundary to the driveway on the southern most boundary.

In the presence of:

Frank H. Hutton  
Verna Newman

William H. McPherson  
Ronald K. Edwards

R.C. Burnside  
Robert Cleveland Burnside

VENETIAN MARBLE PRODUCTS, INC.

BY: George H. Duley, Jr.  
PRESIDENT

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