

8. Properties Unlimited Incorporated shall not erect, construct or permit to exist on that portion of Properties Unlimited Incorporated parcel within a 100 foot zone measured from the present right-of-way line of Wade Hampton Boulevard any structure or obstruction that would, in the opinion of Mobil, in any way decrease or impair the visibility of Mobil's service station facilities or any part thereof from Wade Hampton Boulevard. Mobil may, at its expense, demolish or remove any trees, brush or undergrowth or any obstruction or structures presently located in the 100 foot zone.

a. The prohibitions set forth in Paragraph 8 hereof shall not prevent Properties Unlimited Incorporated from using said 100 foot zone for the parking of automobiles within the 100 foot zone or from erecting or maintaining an entrance way or ways or roads or driveways within the 100 foot zone or signs thereon that do not exceed 10 feet in height or from planting and maintaining landscaping or shrubbery thereon.

9. No part of Properties Unlimited Incorporated shall be used for the retail sale of automotive fuel or lubricants. **other than that leased to Mobil**

10. The covenants contained in Paragraphs 8 and 9 hereof shall be deemed to be covenants running with and binding the property therein described and shall be for the benefit of Mobil Oil Corporation, its successors or assigns. (Continued)