

Grantee hereby agrees, as a part of the consideration of this conveyance, to construct within one year from November 1, 1972 on the land hereby conveyed for occupancy by Grantee, a warehouse containing a minimum of 30,000 square feet of floor space and further agrees that, if the construction of said warehouse shall not have been completed within said period of one year (which said period of time shall be extended by any acts of God, strikes or force majeure), Grantor shall have the right and option to repurchase the property hereby conveyed provided notice of intention to do so is given within ninety (90) days after the expiration of said one year period, and upon receipt of notice from Grantor of its intention to exercise that right and option, Grantee further agrees to reconvey promptly the hereinabove described land to Grantor, its successors or assigns, in fee simple, free and clear of all liens and encumbrances to which said property may have become subject since its acquisition by Grantee, in which event Grantor, its successors or assigns, simultaneously with the execution and delivery to it of the deed of reconveyance, shall pay to Grantee the amount of the accumulated payments on principal (not including interest paid thereon) theretofore made to the Grantor, without interest.

Grantee, by acceptance of this deed, hereby agrees to construct and maintain in accordance with all applicable statutes, ordinances, building codes, subdivision covenants and restrictions an adequate roof and surface drainage system from the parcel of land herein conveyed to the nearest drainage or storm sewer system in order to prevent the discharging of roof, surface and other drainage waters upon the right of way or lands and other facilities or properties of Grantor, its successors or assigns. The covenant of the Grantee to construct and maintain such a drainage system shall be construed as a perpetual covenant running with the land herein conveyed, and shall be binding upon Grantee, its successors or assigns, or any one claiming title to or holding said property through Grantee.

IN WITNESS WHEREOF Grantor has caused these presents to be fully executed and its corporate seal to be hereunto affixed and to be attested by its Assistant Secretary, the day and year first above written.

Signed, sealed and delivered
in the presence of:

SEABOARD COAST LINE RAILROAD COMPANY

Donald C. Smith

By W. T. Rice
President

John L. Garbade

Attest J. W. Martens
Assistant Secretary



Greenville County
Stamps
Paid \$ 26.40
Act No. 380 Sec. 1

(Continued on next page)