

Any sales other than Charter Oaks, Ltd. by Charles W. Shearman will be based upon a commission to be determined upon an acceptance of such a sale, John S. Taylor & Co. specifically.

All sums paid to Charles W. Shearman on and after January 1974, shall be in the form of a drawing account to which commissions from sales shall apply.

(F) In consideration of this agreement and understanding, Charles W. Shearman, as a party to this agreement, agrees to use every effort through regular checks of Charter Oaks, Ltd. property, particularly on weekends and after construction work is stopped daily to cut down as far as possible the vandalism from which the property is now suffering. Commission would be paid on sales closed by Charles W. Shearman only, and in view of amenities previously included in this agreement total commissions earned by Charles W. Shearman shall stop at \$15 000 as they pertain to units sold by Charles W. Shearman in the year nineteen hundred and seventy four, (1974), in the Charter Oaks, Ltd. Condominium development. The minimum car expense payments provided for hereto shall be such, and not subject to any taxes and are not to become a part of the maximum income figure of \$15,000.

Signed and sealed this 17th day of December, 1973.

In the presence of:

M. J. Young
Betty Ann Swartz

CHARTER OAKS, LTD. (SEAL)

By John S. Taylor, Jr.
John S. Taylor, Jr. President
Charles W. Shearman
Charles W. Shearman
Real Estate Broker (S. C.)

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PERSONALLY appeared the undersigned M. J. Young and made oath that he saw the within named John S. Taylor, Jr., and Charles W. Shearman sign, seal and as their act and deed, deliver the within instrument and that he, with the other witness subscribed above, witnessed the execution thereof

M. J. Young
M. J. YOUNG

SWORN to before me this 27th day of December, 1973.

Rita A. Pearson
NOTARY PUBLIC FOR SOUTH CAROLINA

MY COMMISSION EXPIRES: May 29, 1983

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