

required to re-design MERCANTILE footings and structure, and if the resulting pad is unsuitable for construction on spread footings, DEVELOPER covenants and agrees to take whatever steps are necessary to correct the deficiencies or to reimburse MERCANTILE for its cost to do so.

2.8 APPROVAL. All plans, surveys, drawings and soil tests delivered to MERCANTILE pursuant to this ARTICLE II shall be prepared by or approved by PROJECT ARCHITECT or PROJECT ENGINEER and shall be delivered in triplicate to MERCANTILE. MERCANTILE shall have 30 days from receipt of each of the items required to be delivered to it under this ARTICLE II in which to approve or disapprove same. In exercising its right of approval or disapproval, MERCANTILE shall use, as standards: (i) this AGREEMENT and the representations and covenants made herein; (ii) Dutch Square Shopping Center, Columbia, South Carolina; (iii) applicable building codes; and (iv) sound architectural and engineering procedures and practices. If MERCANTILE disapproves any one or more of said items, MERCANTILE shall note on the particular plan, drawing, test or survey MERCANTILE'S disapproval and shall submit the same to DEVELOPER with written details of its disapproval within said 30 days. If within 30 days after MERCANTILE submits such disapproved documents to DEVELOPER, the same have not been corrected to the satisfaction of MERCANTILE, pursuant to the foregoing standards, as indicated by documents delivered to MERCANTILE within said 30 days, MERCANTILE may terminate this AGREEMENT by written notice to DEVELOPER pursuant to 14.7 of this AGREEMENT.

2.9 GOVERNMENT APPROVAL. Within ten days after the plans and specifications required by this ARTICLE II have been approved by MERCANTILE as herein provided and written notice of such approval has been received by DEVELOPER, the same shall be submitted to all appropriate and necessary governmental authorities for approval and PROJECT ARCHITECT shall certify to MERCANTILE that the same have been submitted to all required governmental agencies. Any changes, additions or corrections required or suggested by such governmental agencies shall be subject to approval by MERCANTILE, which approval shall be withheld only for reasonable cause stated.

D B V O

[4328 RV.2]