

facilities on the said 9-acre tract owned by the Purchaser.

(2) The Seller also agrees to construct at the Seller's expense a road adjoining the Purchaser's property on the southeastern side beginning at the Frontage Road to Highway I-385 and extending in length along the entire southeastern boundary line of Purchaser's property, said road to be 60 feet in width throughout and to be paved according to specifications and requirements of the Greenville County Planning Commission in an Act which became effective September 15, 1967. The Seller agrees that said road will be opened and ready for use by the Purchaser no later than the time of beginning of construction by the Purchaser of its plant facilities on the said 9-acre tract owned by the Purchaser.

(3) In order to insure the construction of the road and sewage disposal and treatment facilities described above, it is hereby understood and agreed that if said construction has not been fully completed when the principal balance on the aforesaid note and mortgage given by the Purchaser to the Seller has been reduced to Fifteen Thousand Dollars (\$15,000.00), the remaining principal balance shall be paid to C. Douglas Wilson, Inc., as escrow agent for the parties herein, and said escrow agent shall hold said funds and shall apply the same toward payment of the construction costs of said road and sewage disposal and treatment facilities, and any surplus remaining after such application of said payments and after completion of said road and sewage facilities shall be then paid over to the Seller. It is understood and agreed between the parties that any such funds being held by