

"FIXTURES" means chattels which have been physically annexed to the Leased Land, adapted to the use to which the Leased Land is devoted, and intended to be a permanent accession thereto.

"GUARANTY AGREEMENT" means collectively, unless otherwise indicated, the Guaranty Agreement between H. K. DEVELOPMENT CORP. and the Mortgagee whereby H. X. DEVELOPMENT CORP. unconditionally guarantees the payment of the principal of, premium, if any, and interest on the Note and the Guaranty Agreement between Herman M. Krieger, individually, and the Mortgagee whereby Herman M. Krieger unconditionally guarantees the payment of the principal of, premium, if any, and interest on the Note.

"INDEPENDENT COUNSEL" means an attorney who is or a law firm whose members are duly admitted to practice law before the highest court of any state, and not an employee of either the County or the Lessee, (although he may be regularly retained by the Lessee) and acceptable to the Mortgagee.

"INDEPENDENT ENGINEER" means an engineer or engineering firm registered and qualified to practice the profession of engineering under the laws of South Carolina and who or which is not a full-time employee of either the County or the Lessee.

"LEASE" means the within Lease Agreement between the County and the Lessee as the same may be amended in accordance with the provisions hereof.

"LEASE RENTALS" means all of the revenues, rents, and receipts derived directly or indirectly from the leasing or sale of the Project, including all moneys received under the Lease (excepting only amounts paid pursuant to Sections 5.4, 6.3, 8.7, or 10.4 hereof).

"LEASE TERM" means the duration of the leasehold estate created in this Lease as specified in Section 5.1 hereof.