

FILED
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DONNIE W. WAINWRIGHT
ENCROACHMENT AGREEMENT

THIS ENCROACHMENT AGREEMENT dated this _____ day of _____, 1982,
by and between C. DOUGLAS WILSON, INC., hereinafter called "GRANTOR" and RYAN'S
FAMILY STEAK HOUSES, INC., hereinafter called "GRANTEE".

W I T N E S S E T H:

WHEREAS, Grantor is the owner in fee simple of the following described real
property located in the County of Greenville, State of North Carolina to wit:

SEE EXHIBIT "A" ATTACHED HERETO
AND MADE A PART HEREOF

hereinafter Grantor's property, and

WHEREAS, Grantee owns certain real property adjacent to and immediately south
of the above described property, hereinafter Grantee's property, and

WHEREAS, there exists an encroachment on a portion of the South 0.60 feet of
Grantor's property created by two existing light poles located on Grantor's property,
hereinafter called the Encroached Property, and

WHEREAS, the parties desire to create and confirm an easement to Grantee for
the continued use of the Encroached Property during the term limited herein.

NOW, THEREFORE, in consideration of the mutual covenants herein contained,
the parties agree as follows:

1. Grantor hereby grants to Grantee an easement to occupy and use, subject
to all of the terms and conditions herein, the Encroached Property as same is now
occupied and used by those light poles constructed on Grantor's property. This
easement to occupy said Encroached Property is solely to be used by Grantee for the
existing light poles for as long as said light poles stand.

2. This easement shall terminate at such time as the light poles occupying
the Encroached Property are destroyed, altered or otherwise reduced in size in
such manner that they no longer occupy the Encroached Property.

3. This easement shall run with the land and be binding on the respective
parties, their successors and assigns.

IN WITNESS WHEREOF, the Grantor has executed this Encroachment Agreement
this 28 day of July, 1982.

Witness:

[Signature]
[Signature]

C. DOUGLAS WILSON, INC.

By: [Signature]
President

Attest: [Signature], Secretary

IN WITNESS WHEREOF, the Grantee has executed this Encroachment Agreement
this 30 day of August, 1982.

Witness:

[Signature]
[Signature]

RYAN'S FAMILY STEAK HOUSES, INC.

By: [Signature]

Attest: [Signature], Secretary