

(c) Purchaser reserves the right to prepay the principal balance in full at anytime without penalty.

(d) All payments to be applied first to interest and then to principal.

(e) Schedule "A" to be attached to this Option and the above referenced mortgage to reflect annual constant payment, amount of interest and principal, balloon payment three years from date of closing, etc., etc.

Optionor shall convey fee simple title by general warranty deed at time of closing, free of any lien or encumbrance with the exception of an easement along the rear portion of the subject property for sewer line, a Duke Power right-of-way having a width of 128+ feet, and a sewer right-of-way having a width of 25+ feet. Said right-of-ways are shown on the above referenced survey plat. Said survey plat is recorded in the RMC Office for Greenville County, South Carolina in Plat Book 9-6 at Page 4d.

2. The term of this Option is twelve (12) months and fifteen (15) days from June , 1983 through July , 1984. On or before July , 1984, written notice shall be given to Optionor. In the event the Optionee exercises this Option as set forth herein, closing shall be within thirty (30) days from July , 1984.

3. In the event this Option is exercised, the Two Thousand (\$2,000.00) Dollars paid upon execution of this Agreement, shall be credited to the purchase price, thereby reducing the One Hundred Fifteen Thousand (\$115,000.00) Dollars purchase price to One Hundred Thirteen Thousand (\$113,000.00) Dollars and shall be applied to the downpayment which shall be reduced to Twenty-Six Thousand Seven Hundred Fifty and No/100ths (\$26,750.00) Dollars. Schedule "A" is attached hereto and made a part hereof.

4. This Option may be exercised any time prior to its expiration but in no case earlier than July 15, 1984. If Optionee desires to exercise its option prior to July 15, 1984, the Optionor shall grant a lease to the Optionee, with the option