

10. Lessees agree to have their garbage and their other refuse bagged and placed in trash containers.

11. It is agreed that no abandoned vehicles will be parked on or about the premises.

12. Lessees agree that Lessor may periodically inspect these premises between the hours of 9:00 a.m. and 7:00 p.m. and Lessees further agree to provide access to the Lessor if Lessees are at home.

13. It is agreed that in the event that the Lessees shall violate any of the terms and conditions of this lease that the Lessees agree to vacate the leased premises upon thirty (30) days written notice. In the event that Lessees fail to remove themselves, Lessor shall have the right to issue any legal process or take other steps necessary for the protection of Lessor's interest.

14. In return for the payment of Nine Hundred Seventy Five and 00/100 (\$975.00) Dollars receipt of which is hereby acknowledged to the Lessor by the Lessees, the Lessor does hereby give and extend to the Lessees the option to purchase the aforesaid property at the end of the nine (9) months provided that all payments have been made and the Lease is still in full force and effect. Provided the option is exercised the \$975.00 payment shall be considered a partial down payment.\* Lessees must give at least thirty (30) days written notice prior to the end of the lease if they desire to exercise this option. If all of the above conditions are met, then at the end of the lease term, Lessor agrees to execute a deed for a good and marketable, fee-simple title to the Lessees for the leased premises upon receiving a promissory note and mortgage in the amount of Twenty One Thousand and 00/100 (\$21,000.00) Dollars with the terms to be Two Hundred Forty (240) monthly installments of Two Hundred Twenty Three and 96/100 (\$223.96) Dollars per month with each payment to include its share of principal and interest amortized at 11.5% per annum.

15. This agreement and option shall be binding on the undersigned, their heirs, executors, administrators and assigns.

WITNESS our hands and seals this 28 day of June, 1983.

Jandie L. Dixon  
[Signature]

Jandie L. Dixon

Cheryl Wallace

WITNESSES

[Signature]  
RYLAND C. BRASHIER

[Signature]  
CARL ANTHONY LONGINO

[Signature]  
HELGA C. LONGINO

\*If Lessees elect not to purchase at end of lease, Lessor keeps the \$975.00. If Lessor decides not to let Lessees purchase in spite of full compliance with this contract, Lessees are entitled to a return of the \$975.00.

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