

improvements located thereon for a period of thirty (30) days following receipt of written notice by Grantor from Grantee of Grantee's intention to sell the subject property or such improvements. In the event the parties are unable to agree on the purchase price within said thirty (30) day period, then the purchase price shall be the fair market value of the fee simple title to the subject property and/or improvements as determined by three appraisers, one to be selected by Grantee, one by Grantor and one by mutual agreement by the first two appointed appraisers, all three of which shall be members of the American Institute of Real Estate Appraisers. The written report of the appraisers shall be prepared and tendered to both Grantee and Grantor within forty-five (45) days of the date of the notice referred to herein. Grantor must elect the option to purchase within fourteen (14) days from the date on which the parties mutually agree upon the purchase price or the date of receipt by Grantor of the report of appraisers as set forth herein, and the closing of said sale shall occur within thirty (30) days following the date of the election of within option by Grantor. If Grantor fails to purchase at the price so determined, then Grantee shall be free to sell the property subject only to the following conditions. Grantee does hereby grant and convey to Grantor a right of first refusal to purchase, on the same terms and conditions, the above described property and/or any improvements located thereon within thirty (30) days after the receipt by Grantor of written notice containing and on the same terms as contained in a bona fide offer to purchase or sell received or extended by Grantee. The right of first refusal granted by Grantee to Grantor herein shall be successive and continue to exist until the earlier of March 17, 1999 or the date on which the property described herein shall have been sold to the offeror upon the terms and conditions as set forth in such bona fide offer, provided such sale occurs within thirty (30) days after the refusal of Grantor to elect to exercise its right of first refusal."

Except as expressly set forth herein, the covenants and restrictions contained in the Warranty Deed recorded in the RMC Office for Greenville County in Deed Book 1075 at Page 461 remain unamended and unchanged and shall continue in full force and effect for the period of time therein stated.

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