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THIS SUPPLEMENTAL AGREEMENT, dated as of the 20th day of December, 1976, between ENERGY OIL COMPANY, INC., a Maryland corporation having its principal office at One North Charles in the City of Baltimore and State of Maryland (P. O. Box 1168, Baltimore, Maryland 21203) the MORTGAGOR, and BANK OF THE SOUTHWEST NATIONAL ASSOCIATION, HOUSTON, having its office and principal place of business in the Bank of the Southwest Building 910 Travis Street, in the City of Houston and State of Texas (P. O. Box 2629, Houston, Texas 77001), the MORTGAGEE.

W I T N E S S E T H:

WHEREAS, the Mortgagor by Mortgage and Security Agreement (the "Mortgage") dated December 27, 1971 did mortgage unto the Mortgagee all of its leasehold estate in a certain service station site located at the intersection of Mauldin Road and South Pleasantburg Drive, in the County of Greenville and State of South Carolina, and being more particularly described in said Mortgage, which was recorded in the Office of the Register of Mesne Conveyances for Greenville County in Real Estate Mortgage Book 1218, page 355; and

WHEREAS, the Mortgage, together with mortgages of the leasehold estates in four (4) additional service station sites, secured an indebtedness evidenced by a certain Note dated December 27, 1971, which Note stated a final maturity date of December 20, 1976; and

WHEREAS, the Mortgagee has agreed to extend the time of payment of the unpaid balance of the indebtedness evidenced by the said Note and secured in part by the Mortgage, pursuant

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