

Provided, however, that unless and until there is a default in the obligation of Enwright Holding Company to Southern Bank and Trust Company, according to the terms of the guarantee which this Agreement secures, Enwright Holding Company shall be entitled to all use, benefit and enjoyment of the rights represented by the documents which are hereby conditionally and collaterally assigned. This Collateral Assignment shall be rendered null and void and of no further force and effect upon payment in full of the obligation by Enwright, Inc. to Southern Bank and Trust Company, which obligation Enwright Holding Company has previously guaranteed.

Provided, however, Enwright Holding Company covenants and agrees that in the event that it releases any property from its said mortgage (except for land on which Bankers Trust of South Carolina has a first mortgage), \$20,000 per acre will be placed in a certificate of deposit with Southern Bank and Trust Company as collateral for the guarantee by Enwright Holding Company of Enwright, Inc.'s loan. In the event that any property released by Enwright Holding Company is to be leased by Milestone Development Corp., Enwright Holding Company agrees to deposit and pledge with Southern Bank and Trust Company, certificates of deposit equaling fifty percent (50%) of each lease payment of aforesaid.