

as though fully set forth herein, said Option being granted upon the terms and conditions hereinafter set forth.

2. The Grantees shall pay to the Grantor annually, in advance, during the term of and as a consideration for this option, interest of a sum equal to seven per cent (7%) of the purchase price from time to time outstanding and unpaid on the entire or remaining portion of the Optioned property, or one and one-half per cent (1 1/2%) above the prime rate of interest established and from time to time set by First National City Bank, New York, New York, (adjusted every six (6) months to the then current rate) of said purchase price from time to time outstanding, whichever is higher.

3. The Grantees shall have the right to exercise this Option at any time, in whole or in part, during the five (5) year period of the Option, with the understanding that the exercise of this Option as to any part shall automatically obligate Grantees, which obligation they hereby assume, to exercise their Option to Purchase the remaining parts prior to the expiration of said five (5) year period. If Grantees exercise less than the whole of the Option, the purchase price of Parcel 1, consisting of 2.50 acres, shall be \$1,100 per acre; the purchase price of Parcel 2, consisting of 18.08 acres, shall be \$2,500 per acre; and the purchase price of Parcel 3, consisting of 23.32 acres, shall be \$2,300 per acre. In the event the Grantees shall exercise the Option in part, the next annual payment of consideration for the Option shall be reduced in proportion to the amount of property purchased.

4. Grantees, if they elect to exercise this Option, shall notify the undersigned in writing, within the time above specified, of such election, and the Grantor shall, within a reasonable time after receipt of such notice, convey the optioned property to Grantees, by good and sufficient warranty deed, free and clear of all liens or encumbrances, upon receipt of the consideration.

5. Grantees covenant and agree, for themselves and their heirs and assigns, unto and with Grantor, its successors and assigns, as a covenant

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