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BOOK 1163 PAGE 236

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

OPTION TO PURCHASE REAL ESTATE

This option granted this 18th day of December, 1981 by Louis G. Allen, ✓ Executor, Margaret Ann L. Allen Estate, of 201 Church Street, Greer, S. C. 29651, hereinafter referred to as "Seller" to Garrett Associates, Inc., hereinafter referred to as "Buyer", in consideration of Five Hundred and no/100 (\$500.00) Dollars paid to the Seller in hand, receipt of which is hereby acknowledged, grants the Buyer the exclusive right and option to purchase for a period of SIX months beginning from the date hereof, upon the terms and conditions hereinafter set forth, the following described real estate:

8 acres, more or less, with 433 feet of frontage on Anderson Ridge Road and being identified on Greenville County Tax Map 531.2, Block 1 as Lots 5 and 5.1.
Seller to exclude 25 ft. strip on eastern boundary.

This option granted hereunder may be exercised by the Buyer at any time before its expiration by written notice addressed to the Seller at 201 Church Street, Greer, S. C. 29651 or by delivering said written notice in person.

The Buyer shall have the right to extend this option for two consecutive SIX month periods for the consideration of One Thousand and no/100 (\$1,000.00) Dollars for each ^{SIX} month extension.

Buyer or any of its agents shall have the right at any time during the option period to go upon said property for purposes of making surveys, soil tests, and marketing property.

1. The purchase price for the above described property shall be Twenty Thousand and no/100 (20,000.00) Dollars.

2. All option monies paid hereunder and for subsequent extensions shall be applied to the purchase price.

3. Buyer shall pay \$3,500.00 in cash (less previous option monies paid) at closing and the balance of \$16,500.00 by a note and purchase money mortgage payable in five (5) equal and consecutive

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