

Title and Quiet Enjoyment: Sublessors warrant and

covenant to Sublessees that Sublessors are, at the time of the execution of this sublease agreement, vested with a valid leasehold estate and have the right to sublet for the terms herein, and that as long as Sublessees are not in default hereunder, the Sublessees may peaceably and quietly have, hold and occupy the demised premises and all the appurtenances thereto without hindrance on the part of the Sublessors. In connection herewith, Sublessors agree to warrant and defend Sublessees to such peaceful and quiet use and possession of the demised premises against the claims of all persons claiming by, through, or under Sublessors. Sublessors hereby pass on and give the same warranty that was given to them in the sublease of Joyner, et al, in sublease agreement dated May 8, 1980.

Witnesses:

M. William Bashor, Jr.
M. William Bashor, Jr.

John F. Palmer
John F. Palmer

GREENFIELD CORPORATION

By [Signature]

And Ray N. Henry, Jr.

[Signature]

[Signature]

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RECORDED JUN 18 1980

at 10:54 A.M.

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