

is intended at the following address:

If to Mortgagor:

U.P.D., Inc.
1412 Broadway
New York, New York

If to Mortgagee:

Ford Motor Credit Company
The American Road
Dearborn, Michigan 48121
Attention: Commercial, Industrial & Real Estate Financing

Either party may change its address for purposes of receipt of any such communication by giving ten days' written notice of such change to the other party in the manner above prescribed.

8.7 Lease Agreement. Mortgagor agrees that if at any time during the term of this Mortgage, Spanco Industries, Inc., a North Carolina corporation, lessee under that certain lease agreement, dated June 1, 1971, with Wyandotte Industries Corporation, a Maine corporation, which lease has been assigned to Mortgagor, exercises its option to purchase the property covered thereby, Mortgagor shall pay over to Mortgagee the entire proceeds of such sale to be applied in reduction of the principal balance due on the Note.

8.8 Governing Law. This Mortgage shall be deemed to have been made under, and shall be governed in all respects by, the laws of the State of South Carolina, including matters of construction, validity and performance.

8.9 Severability. If any provision of this Mortgage is prohibited by, or is unlawful or unenforceable under, any applicable law of any jurisdiction, such provision shall, as to such jurisdiction, be ineffective to the extent of such prohibition without invalidating the remaining