

MORRIS CONSTRUCTION COMPANY

210 NORTH PLEASANTBURG DRIVE
GREENVILLE, SOUTH CAROLINA 29608

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June 14, 1965

P.O. BOX 5387
662 233 7411

Dalton, Morgan, Shook and Partners
114-1/2 West Fifth Street
Charlotte, N.C. 28202

Attn: Mr. Terry Shook, Vice President

Re: Building Renovation
105 East North Street
Greenville, South Carolina

Gentlemen:

We offer for your consideration a Cost Plus Guaranteed Maximum proposal in the amount of THREE HUNDRED NINETY THREE THOUSAND DOLLARS (\$393,000.00) to renovate referenced building as described below:

Scope of Work will be as follows:

A. Demolition

1. Remove existing stairs, elevator shaft and remaining partition walls from First and Second Floor levels.
2. Remove existing vinyl tile and raised wood flooring that interferes with new floor finish.
3. Remove four (4) window units from east elevation and two (2) window units from south elevation on Second Floor.

B. Structural

1. Install footings and steel to support Second Floor.
2. Remove steel rods from roof trusses supporting Second Floor.
3. Close floor openings over basement area.
4. Furnish and install beam and plate lintel at new door openings in existing walls.
5. Provide steel framing at roof opening.

C. Finishes

1. Walls - Install 1" x 4" furring strip on masonry walls and finish with 1/2" sheet rock. Interior walls to be 2" x 4" wood studs with 1/2" sheet rock both sides. Walls to be painted with two coats latex and 4" high vinyl base to be installed at base of all walls.
2. Ceilings - Install 2' x 4' lay in type ceiling for the First and Second Floor, Second to receive 6" batt insulation above ceiling.
3. Doors & Hardware - Doors to be 1-3/4" solid core wood doors with wood jambs. Hardware to include 1-1/2" pair butts and lockset for each door. Doors and jambs to be stained.
4. Floors - Floors to be repaired and leveled with gypcrete and finished carpet. We have included an allowance of \$12.00 per square yard for approximately 966 square yards of carpet. Entrance foyer to be finished with quarry tile.
5. Glass & Glazing - Install fixed glass in office areas as shown on First Floor layout.

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