

Mortgagee to accelerate the indebtedness secured hereby, mail to the fee owner/ground lessor notice of such default. Such notice shall provide a period of thirty (30) days within which such fee owner/ground lessor may, at its option, remedy such default; if Mortgagor or such fee owner/ground lessor shall not have remedied such default within such 30 days' period, the Mortgagee may elect to accelerate the indebtedness secured hereby; provided, however that there shall be no such acceleration if the fee owner/ground lessor is in good faith attempting to remedy the default complained of and, in the exercise of due diligence by the fee owner/ground lessor, such default cannot be remedied within such 30 days' period. In the event of the foregoing circumstances, the time within which the fee owner/ground lessor may remedy the default complained of shall be extended for such period as may be reasonably necessary to do so provided the fee owner/ground lessor diligently pursues such remedy.

IN WITNESS WHEREOF, Mortgagor has executed and sealed this Mortgage as of the day and year first above written.

SIGNED, SEALED AND
DELIVERED IN THE
PRESENCE OF:

Dennis J. Davis
Emmanuel S. Alfieri

MORTGAGOR:

Harry J. Pappas (Seal)
Harry J. Pappas, individually
and d/b/a Pappas Telecasting
of the Carolinas

Stella A. Pappas (Seal)
Stella A. Pappas, individually
and d/b/a Pappas Telecasting
of the Carolinas

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