

This Option Agreement shall extend for a period of one (1) year from the date hereof, after which date it shall be null and void; provided, however, that this Option shall be extended from year to year until eight (8) years after date provided the following conditions are met:

(1) That the Optionee exercise the option as to a minimum of eight (8) acres during each twelve months after date. The failure to so exercise the option as to a minimum of eight (8) acres during each successive twelve-month period shall render this option null and void and of no further force and effect.

(2) That the Optionee pay the Optionor in full for the minimum of eight (8) acres annually as to which the option must be exercised; provided, however, that the acceptance by the Optionor of deferred payment contracts shall be construed as payment for purposes of extending the within option.

As a part of the consideration of this Option Agreement, it is agreed that the Optionee may proceed to develop the property and to sell to the public such portions thereof as he may desire and upon such terms as he may determine; provided, however, that there shall be no obligation upon the part of the Optionor to deliver a deed to the Optionee, or his assigns, until he has been paid the option price of Fifteen Hundred and No/100 (\$1500.00) Dollars per acre by one of the following methods:

BSM
ASW

(a) By cash at the rate of \$1,500.00 per acre for the lot or tract sold; provided, however, that if the lot being acquired by the Optionee, or his assigns, under this option contains an area of one-half acre but not less than one-third acre, then the payment of the sum of \$1,000.00, or if the lot contains ~~less than one-third~~ ^{of an acre} then the payment of the sum of \$650.00, shall be deemed sufficient to entitle the Optionee, or his assigns, to the delivery of a deed.

(b) By the acceptance by the Optionor of a note and mortgage from the Optionee, or his assigns, securing the payment of the purchase price, computed in the manner set forth in (a) above.

It is understood and agreed that upon the execution hereof the Optionee shall have the right to go in and upon any portion of the above described tracts of land, take possession thereof, and proceed to have surveys made, roads and streets constructed, water lines installed, and to do any and

(Continued on next page)