

equal monthly installments to be paid back uniformly and equally over a ten (10) year period, at which time said mortgage is to be paid and satisfied in full and, according to its terms, will be completely terminated. The mortgagee of such a mortgage, in consideration of the above mentioned subordination, hereby warrants that it will give notice to the Lessor if the Lessee becomes more than thirty (30) days in default on any one payment. Such a mortgage is to contain the appropriate provisions of this paragraph and they are to become a part thereof.

HOLDING OVER

12. In the event Lessee continues to occupy the premises after the last day of the term hereby created, or after the last day of any extension of said term, and the Lessor elects to accept rent thereafter, a tenancy from month to month only shall be created and not for any longer period.

SERVICE OF NOTICE



13. If at any time after the execution of this lease, it shall become necessary or convenient for one of the parties hereto to serve any notice, demand or communication upon the other party, such notice, demand or communication shall be in writing signed by the party serving the same, deposited in the certified United States mail, return receipt requested, postage prepaid and (a) if intended for the Lessor shall be addressed to:

Sherwood, Inc.
 c/o L. A. Moseley Co.
 ByPass 291, South
 Greenville, South Carolina

and all payments to be made hereunder to the Lessor shall be made at this address,

and (b) if intended for the Lessee shall be addressed to:

Tanner's Big Orange, Inc.
 c/o Tanner's
 124 North Main Street
 Greenville, South Carolina

Lessor 
 Lessor 
 Lessor 