

at Optionor's cost, to take such steps as may be necessary to clear the title to said property of all liens, objections and encumbrances thereon specified in writing by the Optionee, except those referred to herein, and that upon failure to do so, the Optionee himself may take such steps or proceedings, at the cost or expense of Optionor, and that any amount so expended by the Optionee shall be considered as credit upon the purchase price herein provided.

(4) Throughout the period of this option, Optionee shall have the right and privilege to enter upon and inspect said premises and also to conduct such normal surveying, engineering and test borings as may be necessary, with the understanding that no damage will be done to the premises during said option period.

(5) This option may be exercised by the tender of the purchase price in any lawful money of the United States, which tender may be made conditioned upon the delivery by the undersigned Optionor of a Warranty Deed to the property described herein, or this option may be exercised by a notice in writing of intention to purchase, mailed to the undersigned Optionor at the following address: 201 Pelham Road, Greenville, S. C., 29615

in which event said acceptance shall be considered as made as of the date of mailing same. Should the Optionee exercise his option to purchase by notice in writing of intention to purchase, the purchase of said optioned property shall be consummated and closed out within Fifteen (15) days after the date of notice of intention to purchase.

(6) The Optionor covenants and agrees to furnish to the Optionee, at the request of the Optionee, all abstracts, deeds and other papers connected with the title to said property. In the event of purchase hereunder, all option money shall be considered as a credit upon the purchase price. Taxes, liens, insurance and other charges shall be pro-rated as of the date of closing, in the event this option is exercised. If the attorney