

and agreement between the G. C. Richardson Company and Tom S. Cavalaris shall be null and void and of no further force and effect and the Three Hundred Dollar (\$300.00) advance rental payment already made shall be returned to the said Tom S. Cavalaris by the G. C. Richardson Company.

According to the terms of the foregoing instrument the said G. C. Richardson Company will at all times have in its possession advance rental payments of Six Hundred Dollars (\$600.00) which are to be applied on the last two months' rent under the lease. Should the lessee comply with the terms and conditions hereof and not become a defaulter in the payments of his monthly rentals( rent must be paid not later than the 10th of each month) then the said G. C. Richardson Company is to pay interest on this deposit at the rate of four percent (4%) per annum payable annually but the interest payment is not to be made in cash but is to be deducted each year from the last monthly rental payment for the preceding twelve months period . Which is to say each twelfth rental payment instead of being Three Hundred Dollars(\$300.00) will be Two Hundred Seventy Six Dollars(\$276.00) provided of course the Six Hundred Dollar(\$600.00) deposit is maintained at all times according to the terms and conditions hereof.

In Witness Whereof the parties hereto set their hands and seals this the 16<sup>th</sup> day of November, A. D., 1952.

WITNESSES

Virginia Richardson  
John Richardson

G. C. RICHARDSON COMPANY  
by [Signature]  
President  
Tom S. Cavalaris

LESSEE

(see following page for probate)