

securing the written consent of Seller. In the event any work or alterations shall be so constructed by Buyer, the same shall be fully paid and no liens shall be entered against the property to secure the payment of same.

E. Buyer shall not have any right to sell, transfer, agree to sell, grant or convey all or any portion of the land, improvements or other personal property located thereon, without securing the written consent of Seller.

#### 9. Possession

On the execution of this agreement and the compliance with all the terms thereof, Buyer shall be entitled to possession and to enter upon the mobile park property and to conduct the operation thereof. Rents shall be prorated to the date of settlement.

#### 10. Compliance with Agreement

Upon compliance with all of the terms and conditions and payment of the purchase price together with all interest and other charges which may be due thereon by Buyer to Seller, Seller will make, execute, acknowledge and deliver to Buyer a good and sufficient deed for the proper conveying to Buyer of the real property described on Exhibit "A" with a general warranty deed, free and clear of all liens and encumbrances, title to be in fee simple, subject only to easements and restrictions visible or of record.

#### 11. Default

In the event Buyer shall fail to make any monthly payment for a period of thirty (30) days after the same shall become due and payable by the terms hereof, or if a breach of any of the conditions contained in this agreement shall be made by