

(2) days after being sent by prepaid registered or certified mail with return receipt request provided mail is then being delivered.

Notice to the Landlord shall be addressed to the Landlord at 138 Stonehaven, Greenville, South Carolina 29607;

and notice to the Tenant shall be addressed to the Tenant at 104 Simpson St., Greenville, S.C.

Either party may, from time to time, by notice as herein provided, designate a different address to which notice to it shall be sent. In addition, Tenant shall, in the manner above provided, send to the holder of the first lien mortgage on the demised premises a copy of any notice of default which it may send to the Landlord, if, but only if, such holder has first given Tenant notice of the fact that it holds said mortgage and of the address to which such notices shall be sent.

26. BINDING EFFECT: This lease shall be binding upon and shall inure to the benefit of the Landlord and Tenant hereunder, and their respective heirs, executors, administrators, successors in interest and assigns.

This lease is subject to Landlord obtaining long term and construction financing, satisfactory to the Landlord, on the medical office building of which the demised premises form a part.

IN WITNESS WHEREOF, the parties hereto have caused this instrument to be duly executed as of the day and year first above written.

IN THE PRESENCE OF:

[Signature]
[Signature]
[Signature]
[Signature]

[Signature] (SEAL)
Landlord

[Signature] (SEAL)
Tenant

0.08

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