

WHEREAS, it is not in the interest of Seller or Buyer to record the original Sales Agreement between the parties;

WHEREAS, the said Seller wishes to have this instrument recorded so that any lessee leasing or buying any leasehold interest from the Seller may know that the said Seller is possessed of a valid leasehold interest in the tract of land hereinafter described until midnight, April 7, 2013 and, further, that the said Seller is entitled to these rights as given to him by Buyer as set forth in Paragraph 4, Page 5 under "Union Oil Lease" in the Agreement cited by the parties on July 1, 1974,

NOW, THEREFORE, the undersigned Seller and Buyer, acting as agents for a limited partnership known as Cricket Inn - Greenville, Ltd., do reaffirm Paragraph 4 of the Sales Agreement between the parties dated July 1, 1974, and it is understood and agreed that the Seller has the sole right to the possession of the premises hereinafter described for the term of the original ground lease from Zeadora B. Reeves, recorded in Book 765 at Page 407 in the R.M.C. Office for Greenville County until midnight, April 7, 2013, and further has the right to sell or lease the leasehold interest to the following described property, also shown as "Exhibit A", which interest Seller possesses until midnight, April 7, 2013:

BEGINNING at an iron pin on the southeast right of way line of South Carolina By-Pass No. 291 at its intersection with the northeast right of way line of an access road leading into Interstate Highway No. 85 and running thence along the right of way of South Carolina By-Pass No. 291, N. 22-59 E. 46.7 feet to an iron pin; thence still with the right of way of South Carolina By-Pass No. 291, N. 36-38 E. 153.3 feet to a nail and cap at the corner of other property of Zeadora B. Reeves; thence along the line of other property of Zeadora B. Reeves S. 49-28 E. 127.7 feet to an iron pin on the northeast right of way line of an access road to Interstate Highway No. 85; thence along said right of way S. 55-59 W. 200 feet to an iron pin; thence continuing along the said right of way, N. 54-42 W. 49.7 feet to an iron pin to the point of BEGINNING, and being the same property as shown on survey made by Dalton and Neves, Engineers, dated July, 1965.

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