

2. As further consideration of the within Agreement, the Buyers shall have the right to extend the within Option for an additional one hundred twenty (120) days provided they give written notice of their exercise of this to the Seller prior to the expiration of the first one hundred twenty (120) day period and provided further that the additional sum of five thousand (\$5,000.00) dollars is delivered to the Seller, to be held in trust by Caine Company, in accordance with the provisions of this agreement. In the event, after having extended the term of this option for an additional one hundred twenty (120) day period, the Buyers do not exercise this Option, then, and in that event, at the expiration of said period, all sums paid by Buyers to Seller, shall be delivered to Seller as her sole measure of liquidated damages. Seller shall have the right to receive all of the plans, specifications, drawings, studio, and other reports relative to said property gathered by said Buyers during the Option period. During the second Option period and after the first one hundred twenty (120) days, the Seller has the right under this agreement with Buyers to accept any additional Option or purchase contracts on this property but agrees to provide Buyers with 72 hours the right of refusal to exercise their option. All option money shall be considered

a portion and part of the down payment on purchase price.

3. All monies held in escrow by Caine Company shall be deposited in an interest-bearing money market fund until the date of closing or the date this Option lapses. The interest earned on all monies held in trust shall be pro-rated and shall be owned by the party or parties who finally receive the monies as the monies are disbursed from the escrow account by Caine Company.

4. In the event the Buyers shall elect to exercise the within Option to Purchase, they shall hand deliver or mail written notice of such intention to exercise said Option to Seller in care of Caine Company by registered or certified mail, return receipt requested, and, with such notice designate the place of closing which shall be held within one (1) month following the date of such notice, but in no event shall the date of closing be longer than two hundred seventy (270) days from the date of this Option Agreement JANUARY 18, 1984. At closing, the purchase price shall be paid in the following manner:

1
2
3
4
5

1328-112