

ASSIGNMENT OF REAL ESTATE SALES CONTRACT

WHEN COMPLETED AND SIGNED BY BOTH PARTIES, THIS IS A LEGALLY BINDING CONTRACT. IF THIS CONTRACT IS NOT FULLY UNDERSTOOD, THE SERVICES OF A COMPETENT PROFESSIONAL SHOULD BE SOUGHT.

Buyer and Assigner, **C&C Property Holdings, LLC** hereby assigns to Assignor, **Stillwater Ridge One, LP**, the Real Estate Sales Contract for the real property set forth below and all improvements thereon (herein referred to as the Property), and Assignor agrees to purchase said Property from the Seller, **Wesley Farms, LLC** for the same price, terms and conditions set forth in the original Real Estate Sales Contract as accepted on **March 23, 2025** and amended on **May 5, 2025**.

DESCRIPTION: The property is located in **Spartanburg County**, (city) **Boiling Springs, South Carolina**, and is commonly known as (address) **9031 Asheville Highway**, has approximate size of **15.89** acre(s), and is legally described as follows: TMS Numbers: **2-50-00-094.15, 2-50-00-094.03, and 2-50-00-016.01**.

18. NOTICES: All notices required or permitted to be given by this contract shall be deemed to be properly given if delivered in writing personally or sent by certified mail, postage pre-paid, return receipt requested to the Assigner or to the Assignor, as the case may be, at the address as set forth below, or to such other address as may be furnished by either of the parties to the other in writing. The date of mailing shall be deemed to be the date of giving such notice.

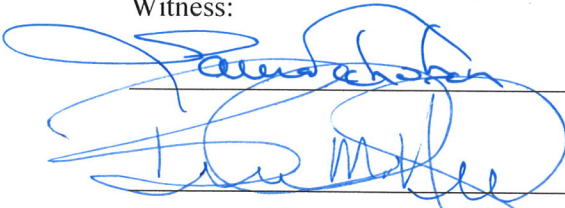

If to the Buyer and Assigner: (name/address) C&C Property Holdings, LLC
125 Old Chapin Road
Lexington, SC 29072

If to the Assignor: (name/address) Stillwater Ridge One, LP
125 Old Chapin Road
Lexington, SC, 29072


In witness whereof, the parties signed their names on the dates in the year set forth below.

IN THE PRESENCE OF:

Witness:

Assigner's Date of Offer: May 30, 2025

Assigner(s) 
BY: T. Kevin Connelly, Manager
For: C&C Property Holdings, LLC

Assignor's Date of Acceptance: May 30, 2025

Assignor(s) 
BY: T. Kevin Connelly, Member Manager
For: Stillwater Ridge One, LP