

Grantee, by accepting the conveyance made by this deed, covenants and agrees that the Property shall not be used for the production, manufacture, or assembly of "OSB", lumber, or plywood ("Use Covenant"), for the earlier to occur of: (i) twenty (20) years from the date hereof; or, (ii) so long as Grantor (or its successor, assigns, or related entities) are in the lumber, sawmill, or wood production business. Such Use Covenant shall not prohibit the use of the Property for the sale of the foregoing items (i.e. a lumberyard) or for the production, manufacture, or assembly of other wood related products such as finished wood products (i.e. furniture), wood pellets, pallets, or wood chips. The Use Covenant shall be a covenant running with the Property and binding upon the Grantee, its successors and assigns.