

ASSIGNMENT OF LEASE

KNOW ALL MEN BY THESE PRESENTS:

THAT, WHEREAS, the undersigned, hereinafter referred to as "owner", is the present owner in fee simple of the following described real property located in Greenville County, S. C. to-wit:

All that certain piece, parcel or lot of land, with the buildings and improvements thereon, lying and being on the westerly side of North Main Street, in the City of Greenville, S. C., being shown as Parcels B and C on a plat entitled "Smith Building" made by R. K. Campbell, dated December 29, 1960, and recorded in the RMC Office for Greenville County, S. C. in Plat Book RR, page 71, and having according to said plat the following metes and bounds, to-wit:

BEGINNING at a point on the face of a brick wall on the westerly side of North Main Street, which point is 151 feet 11 inches north of the northwesterly corner of the intersection of North Main Street and West North Street and is the joint front corner of Parcels A and B on said plat, and running thence along the westerly side of North Main Street N 19-30 E 43 feet 1 inch to a point on the outer face of a brick wall, which point is the joint front corner of the Smith Property and the Bruce Property; thence turning and running along the joint line of said properties, a portion of which line runs through a re-inforced brick wall, N 70-30 W 130 feet 1 inch to a point on the easterly side of a 10 foot alley, joint rear corner of the Smith and Bruce properties; thence turning and running along the easterly side of said 10 foot alley S 19-30 W 55 feet 1-3/4 inches to a point on the outer face of a brick wall, joint rear corner of Parcels A and B; thence turning and running along a line through the center of an 8 inch brick wall, which line is the joint line of Parcels A and B, the following courses and distances, to-wit: S 70-30 E 26 feet 4 inches; N 19-30 E 12 feet 0.75 inch; S 70-30 E 103 feet 9 inches to the point of beginning.

and;

Thornwell Orphanage, Clinton, S. C., WHEREAS, hereinafter sometimes referred to as mortgagee, is about to become the owner and holder of a first mortgage executed by owner, covering the said property, which mortgage secures a note in the principal sum of One Hundred Thousand and no/100 Dollars (\$100,000.00), and

WHEREAS, a considerable portion or all of said mortgaged premises have been leased and demised to Singer Sewing Machine Company under lease dated June 1, 1953 hereinafter referred to as the "lease", and

Thornwell Orphanage, Clinton, S. C., WHEREAS, as a condition to making the aforesaid mortgage loan, has required an assignment of the said lease as additional security for said mortgage loan.

NOW, THEREFORE, THESE PRESENTS WITNESS, that in consideration of the foregoing and of the sum of One (\$1.00) Dollar paid by Thornwell Orphanage, Clinton, S. C. to owner, the receipt whereof is

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