

EXHIBIT "A"

All that certain piece, parcel or tract of land, situate, lying and being in the County of Greenville, State of South Carolina, containing 2.84 acres, as shown on a survey for Ewing-Hungiville, prepared by Piedmont Engineers and Architects, dated August 4, 1971, recorded in the office of the Clerk of Court for Greenville County in Plat Book 4M, page 17, and according to said survey, being bounded and measuring as follows: Beginning at an iron pin in the Northeasternmost corner of said tract where said tract and University Ridge and property of Furman University corner, and running S 4° 07' W for a distance of 413.5' along the property designated as Furman University to a point on Wakefield Street; thence turning and running N 86° 58' W for a distance of 270.0' along the property designated as Wakefield Street to a point; thence turning and running N 1° 30' W for a distance of 49.6' along the property designated as President Street to a point; thence continuing N 0° 48' W for a distance of 154.7' along said President Street to a point; thence continuing N 29° 31' W for a distance of 50.3' along said President Street to a point; thence continuing N 4° 08' E for a distance of 163.3' along said President Street to a point; thence turning and running N 47° 03' E for a distance of 13.9' along the intersection of President Street and University Ridge; thence turning and running S 85° 53' E for a distance of 306.75' along the property designated as University Ridge to the point of commencement.

Memorandum Of Long Term Ground Lease Recorded December 20, 1971 at 9:57 A. M., #16898