



STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

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ASSIGNMENT OF LEASE

THIS ASSIGNMENT OF LEASE, made this 29 day of March, 1974, by and between WELLINGTON HALL, LIMITED, party of the first part, and NORTH CAROLINA NATIONAL BANK, party of the second part;

WITNESSETH:

That for value received and as additional security for a loan made by the party of the second part to the party of the first part, the party of the first part hereby sells, transfers, and assigns unto the party of the second part, its successors and assigns, all rights, title and interest the party of the first part has in and to a certain lease dated March 12, 1968, including option rights covered by said lease agreement located on South Pleasantburg Road in the City of Greenville, South Carolina as described on Appendix A herewith. The said lease has been subleased by said borrower to Transport Data Communications, Inc., a South Carolina corporation. All right, title and interest in and to said sublease are also included in this assignment herewith.

This assignment of lease is given as additional security for the above-described loan; and upon the payment of said loan in full, with all accumulated interest, the same shall be cancelled by a document of cancellation.

That, as required by said lease, the undersigned covenants and warrants that proper written approval of said sublease was secured from the original Lessor, Sherwood, Inc. That Wellington Hall Limited agrees to comply with all covenants, agreements and requirements of said lease as lessee has or shall see that same are complied with by said sublessee and shall notify sublessee that said lease has been assigned to North Carolina National Bank, but that, except in case of default, rental payments shall continue to be collected by said Wellington Hall Limited and delivered to the original Lessor; that said Wellington Hall Limited agrees (a) to further notify the original Lessor of this assignment of lease, securing their written approval; (b) to notify Bank regarding the exercise of any options, prior to the date of such exercise, their intentions as to exercising any options; (c) provide a certified copy of the original lease and the sublease.

Nothing herein contained shall be construed as making the party of the second part, or its successors and assigns, liable for the payments under said lease, nor shall they be entitled to collect any rents or profits from the sublease of said premises, except in case of default of the note for which this assignment of lease has been given as additional security.

IN WITNESS WHEREOF, the party of the first part has executed this Assignment of Lease the day and year first above written.

WELLINGTON HALL, LIMITED

By Lelio W. Hypo
President

Witnesses:

Joseph S. Walker
Josephine D. Young

ATTEST:
David E. Tuttle
Assistant Secretary

(CONTINUED ON NEXT PAGE)

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