

STATE OF SOUTH CAROLINA)

COUNTY OF GREENVILLE)

ASSIGNMENT OF LEASES, RENTS
AND PROFITS

THIS ASSIGNMENT, made this the 15th day of May, 1974, by and between LVV, a partnership organized and existing under the laws of the State of South Carolina, party of the first part, to NORTHWESTERN FINANCIAL INVESTORS, a South Carolina Business Trust, with a principal place of business in Charlotte, North Carolina, party of the second part;

W I T N E S S E T H :

For value received and as additional security for the loan hereinafter mentioned, the party of the first part hereby sells, transfers and assigns unto the party of the second part, its successors and assigns, all right, title and interest of the parties of the first part in and to the rents, issues, profits, revenues, royalties, rights and benefits from the property described on Schedule A attached hereto and made a part hereof.

And to that end the party of the first part, its successors and assigns, hereby assign and set over unto the said party of the second part, its successors and assigns, all leases of said premises now made, executed or delivered, whether written or verbal, including specifically, without limiting the generality hereof, the following leases:

All leases now existing or hereafter entered into with tenants covering houses, apartments, offices, cottages, lodges, motels or other commercial space now or hereafter located on the above premises, together with any and all extensions, renewals, modifications or subleases thereof.

AND THE PARTY OF THE FIRST PART does hereby authorize and empower the said party of the second part, its successors and assigns, to collect the said rents, issues, profits, revenues, royalties, rights and benefits, as they shall become due, and does hereby direct each and all of the tenants of the aforesaid premises to pay such rents as may now be due or shall hereafter become due to the said party of

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