

EXHIBIT A (Con't)

This property is subject to the right-of-way of Charleston & Western Carolina Railway Company as it now exists. It is the intention of the grantor to convey only such interest as it may have in and to the aforesaid strip quitclaimed by Charleston & Western Carolina Railway Company.

ALSO

All that certain piece, parcel or tract of land situate, lying and being near the Town of Fountain Inn, South Carolina, containing approximately 1.377 acres, also shown on the aforesaid plat prepared by Piedmont Engineers, Architects & Planners. Reference is hereby made to said plat for more particular designation of the location of said property and the metes and bounds. According to said plat, the property herein conveyed is described as follows:

BEGINNING at a point in the center of a creek shown on said plat (the iron pin designating said point being offset 10 feet from the center of said creek) and running thence S. 31-24 E. 300 feet to an iron pin; thence N. 58-36 E. 200 feet to an iron pin; thence N. 31-24 W. 300 feet to an iron pin; thence S. 58-36 W. 200 feet to the beginning corner. — 200 - 300 - 1 - 7

The above described property is situate to the Northwest of the 36.26 acre tract, described above.

ALSO

Such rights as Fairview Mills acquired from J. R. Vaughn and Irene M. Vaughn in deed dated December 5, 1950 and recorded in Deed Book 425, at Page 39 (and subsequently conveyed by Fairview Mills to Continental Assurance Company to Beaunit of South Carolina in Deed 802, at Page 431,) for the free and uninterrupted use, liberty and privilege of, and passage in and along a certain right-of-way, road or passageway across and through certain lands now or formerly belonging to J. R. Vaughn and Irene M. Vaughn lying between the 1.377 acre tract and the 36.26 acre tract, both tracts having been described above. The said passageway or right-of-way is twenty-five (25') feet in width and has the following courses and distances along the center line thereof:

BEGINNING at an iron pin in the line of other property of the Fairview Mills which iron pin is thirty-five (35') feet from the center of a ditch (as shown on the aforementioned recorded plat recorded in Plat Book \_\_\_ at Page \_\_\_) and running thence N. 56-43 W. 83.0 feet to a point; thence N. 37-37 W. 81.3 feet to a point; thence N. 4-18 W. 52.5 feet to a point; thence N. 11-08 E. 108.85 feet to a point; thence N. 19-02 E. 179.8 feet to a point in the Southeastern line of property hereinabove conveyed, said point being 96.9 feet from the iron pin designating the Southeastern corner of said parcel and 103.1 feet from an iron pin designating the Southwestern corner of said parcel.

Reference is hereby made to the aforementioned recorded plat for a more particular designation of the location and courses and distances of the aforementioned right-of-way, road or passageway.