

vol 970-311

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STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

ASSIGNMENT OF LEASES,
RENTS AND PROFITS

THIS ASSIGNMENT is made on this the 16 day of March, 1973,
by and between HALLEY COMMERCIAL PROPERTIES, INC., a South Carolina corpora-
tion, party of the first part, and CITIZENS MORTGAGE INVESTMENT TRUST, a
Massachusetts Business Trust, with an office at 24700 Northwestern Highway,
Southfield, Michigan, party of the second part:

WITNESSETH:

FOR VALUE RECEIVED, and as additional security for the loan herein-
after mentioned, the party of the first part hereby transfers, conveys and
assigns unto the party of the second part, its successors and assigns, all of
the right, title and interest of the party of the first part in and to the
rents, profits, revenues, rights and benefits from the following described
property:

Lying and being in Greenville County, South Carolina,
and being more particularly described as follows:

BEGINNING at an iron pin on the southern side of the
intersection of Hunt's Bridge Road and Sulphur Springs
Road, and running thence along Sulphur Springs Road,
N 59-51 W 100 feet; thence S 58-12 W 100 feet; thence
S 56-44 W 100 feet; thence S 55-06 W 190.05 feet;
thence S 55-06 West 150 feet to a point; thence along
Farr's Bridge Road, S 50-38 E 154.7 feet to a point;
thence S 50-38 E 9.0 feet to a point; thence S 55-11 E
100 feet to a point; thence S 55-16 E 100 feet to a
point; thence leaving Farr's Bridge Road and running
N 56-15 E 214.4 feet; thence S 30-30 E 41.5 feet;
thence N 56-48 E 99 feet; thence N 59-32 E 109.4 feet
to a point on Hunt's Bridge Road; thence running along
Hunt's Bridge Road N 22-27 W 100 feet; thence N 19-04
W 100 feet; thence N 15-53 W 100 feet; thence N 13-23 W
100 feet to the BEGINNING corner.

And to that end the party of the first part hereby assigns and
transfers to the Citizens Mortgage Investment Trust, its successors and
assigns, all leases and subleases of the premises herein described which are
now made, executed or delivered, or which shall be hereafter made, and all
amendments, modifications, renewals and additions thereto, including specifi-
cally, the following leases:

A lease entered into on December 21, 1964, between
G. B. Halley, assigned to Halley Commercial Pro-
perties, Inc., (as Lessor) and The Great Atlantic
& Pacific Tea Company, Inc. (as Lessee), together
with all future amendments or modifications thereof.

A lease entered into on September 11, 1970, between
Halley Commercial Properties, Inc. (as Lessor) and
Emery Stores, Inc. - Carolina, (as Lessee) together
with all future amendments or modifications thereof.

A lease entered into on May 31, 1971, between Halley
Commercial Properties, Inc., (as Lessor) and Karen's
School of Dance (as Lessee), together with all future
amendments or modifications thereof.

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A lease entered into on February 15, 1966, between
Halley Commercial Properties, Inc. (as Lessor) and
Edwin L. Stroud, dba D.M.D. (as Lessee), together
with all future amendments or modifications thereof.

LAW OFFICES OF
JOHN T. GENTRY
PICKENS, S. C.

Handwritten signatures and initials

PAID AND WITH ALL FUTURE AMENDMENTS OR MODIFICATIONS THEREOF.
15th DAY OF February, 1978.
CITIZENS MORTGAGE INVESTMENT TRUST
BY: *[Signature]*

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RECORDED FEB 16 1978 3:03 P.M.

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GREENVILLE CO. S.C.
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