

RIDER

Also, the right, privilege and easement for the non-exclusive use of said Tract 2 as a buffer strip, planting strip and recreation area for the use and benefit of the above described portion of said Tract 3, and the right to prevent any use of said Tract 2 for any purpose which may adversely affect the use, benefit, and enjoyment of Tract 3, said easement to run with and be appurtenant to the above described portion of Tract 3. This conveyance is subject to all easements, roads, water lines, and rights of way shown on said plat which may be in any manner for the use and benefit of Tract 1 and the remaining portion of Tract 3 of said plat. This conveyance is further subject to the rights of the public in two paved streets bounding Tract 2, and to easements of record.

The Grantor herein also conveys all her right, title and interest to the Grantees in and to the 50-foot road shown on plat entitled "Property of William R. Martin, James B. Adams, Eyl R. Martin, George O. Short, Jr." recorded in the R.M.C. Office for Greenville County, South Carolina, in Plat Book 6-V at Page 37.

The above described land is the same conveyed to the Grantor by R. M. Caine on May 6, 1969, recorded in the R.M.C. Office for Greenville County in Deed Book 867 at Page 439 on May 7, 1969, and the same conveyed to Effie Lloyd Allen Beattie by R. M. Caine on July 9, 1971, by deed recorded in the R.M.C. Office for Greenville County in Deed Book 920 at Page 240 on July 14, 1971.

The grantee herein assumes and agrees to pay the balance due on that certain mortgage in the original principal sum of \$160,000.00, given by William R. Martin, Eyl R. Martin, James B. Adams and George O. Short, Jr. to Fidelity Federal Savings and Loan Association, dated November 25, 1978, and recorded in the R. M. C. Office for Greenville County, S. C. in Mortgage Book 1454 at page 101 on December 29, 1978, the principal balance due on this mortgage being \$160,000.00.

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