

Certain premises in Greenville County, State of South Carolina, located within the "Greenville Mall", so called, on the Northwest side of Woodruff Road between Roper Mountain Road and Power Drive comprising twelve thousand (12,000) square feet, more or less, known and identified as the rear portions of Stores # 601, 602, 603, 604, and 605, located in Building #6; all as shown on a drawing entitled "GREENVILLE MALL, GREENVILLE, SOUTH CAROLINA, FIRST HARTFORD REALTY CORPORATION, 685 PARKER STREET, MANCHESTER, CONNECTICUT 06040, SITE PLAN"; and labeled "SK-73", and originally dated 7-9-76; revised through December 3, 1976. Copies of that drawing are annexed to and form a part of the Lease and are on file in the respective offices of Landlord and Tenant, to which reference may be had. A metes and bounds description of the "Greenville Mall" follows:

All that parcel of land situated in the Town of Greenville, County of Greenville, State of South Carolina, more fully described below:

Beginning at a point which is the intersection of the center line of "Old Roper Mountain Road" and the northerly property line of Woodruff Road.

Running thence along the center line of Old Roper Mountain Road along a bearing of  $N5^{\circ} - 36'E$  for a distance of 692.6' to a point which is the intersection of the center line of Old Roper Mountain Road and the southerly right-of-way line of Interstate I-385:

Running thence along said right-of-way line of I-385 the following bearings and distances:

$S64^{\circ} - 53'E$  a distance of 564.33' to a concrete monument;

$S67^{\circ} - 37'E$  a distance of 200.53' to a concrete monument;

$S64^{\circ} - 52'E$  a distance of 2,178.65' to a steel pin; and

THENCE: Along a bearing of  $S61^{\circ} - 49W$ , a distance of 599.7' to a steel pin;

THENCE:  $S27^{\circ} - 40'E$  a distance of 589.50' to a point; and

THENCE:  $S62^{\circ} - 15'W$ , a distance of 171.3' to a point

THENCE:  $N27^{\circ} - 45'W$ , a distance of 360.0' to a point

THENCE:  $S62^{\circ} - 12'W$  a distance of 603.9' to a point located on the northerly right-of-way line of Woodruff Road;

THENCE: Along said right-of-way line of Woodruff Road the following bearings and distances:  $N51^{\circ} - 30'W$ , a distance of 160.0';

$N50^{\circ} - 07'W$ , a distance of 142.57';

$N48^{\circ} - 19'W$ , a distance of 144.25';

$N46^{\circ} - 33'W$ , a distance of 87.0';

$N46^{\circ} - 01'W$ , a distance of 88.24';

$N44^{\circ} - 25'W$ , a distance of 123.92';

$N46^{\circ} - 28'W$ , a distance of 200';

$N52^{\circ} - 52'W$ , a distance of 200';

$N57^{\circ} - 12'W$ , a distance of 73.15';

$N59^{\circ} - 59'W$ , a distance of 127.05'; and

$N63^{\circ} - 27'W$ , a distance of 172.5' to the point of beginning.

EXHIBIT "A"

2879

Recorded July 31, 1980 at 1:22 P/M