

OCT 23 3 50 PM '81
JOHN TANKERSLEY
R.M.C.

ASSIGNMENT OF LEASE

BOOK 1157 PAGE 447

KNOW ALL MEN BY THESE PRESENTS:

THAT, WHEREAS, Fairway Properties, a South Carolina General Partnership hereinafter referred to as "owner", is the present owner in fee simple of the following described real property located in Greenville County, South Carolina to-wit:

All that certain piece, parcel or lot of land containing 1.86 acres, more or less, situate, lying and being on the western side of Pleasantburg Drive in the City of Greenville, State of South Carolina, being shown as Tract B on a plat entitled "Survey for Yeargin Properties, Inc.", prepared by W. R. Williams, Jr., dated October, 1978, and having, according to a more recent plat entitled "Survey for Fairway Properties, a South Carolina General Partnership", prepared by Freeland & Associates dated September 16, 1981, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the western edge of South Pleasantburg Drive, said iron pin being located 1,176 feet, more or less, of the intersection of South Pleasantburg Drive with Cleveland Street and running thence with Pleasantburg Drive S. 5-28 E. 349 feet to an iron pin in line of property now or formerly of Yeargin; thence S. 84-32 W. 220 feet to an iron pin in line of property now or formerly of the Greenville Country Club; thence with the line of property now or formerly of Greenville Country Club N. 5-28 W. 200 feet to an iron pin; thence S. 84-32 W. 30 feet to an iron pin; thence N. 5-28 W. 149 feet to an iron pin; thence N. 84-32 E. 250 feet to an iron pin on the western edge of South Pleasantburg Drive, the point of beginning.

and;

WHEREAS, Provident Life and Accident Insurance Company, a corporation of the State of Tennessee, hereinafter sometimes referred to as mortgagee, is about to become the owner and holder of a first mortgage executed by owner, covering the said property, which mortgage secures a note in the principal sum of Seven Hundred Fifty Thousand and No/100ths Dollars (\$750,000.00), and a note in the principal sum of One Hundred Sixty Thousand (\$160,000.00) Dollars, and

WHEREAS, a considerable portion or all of said mortgaged premises have been leased and demised to Elliott, Davis & Company under lease dated October 29, 1981, hereinafter referred to as the "lease", and

WHEREAS, Provident Life and Accident Insurance Company as a condition to making the aforesaid mortgage loan, has required an assignment of the said lease as additional security for said mortgage loan.

NOW, THEREFORE, THESE PRESENTS WITNESS, that in consideration of the foregoing and of the sum of One (\$1.00) Dollar paid by Provident Life and Accident Insurance Company to owner, the receipt whereof is

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