

FILED
GREENVILLE P.O. S.C.

JUN 18 4 50 PM '84 ASSIGNMENT OF LESSOR'S INTEREST IN LEASE

DONNIE S. BANKERSLEY

THIS ASSIGNMENT made this 15th day of May, 19 84, by

DAVID F. WATSON, JR.

(hereinafter called "Assignor"), to

COMMUNITY BANK

(hereinafter called "Assignee"):

WITNESSETH: For Value Received, Assignor hereby grants, transfers and assigns to Assignee, its successors and assigns, all of the right, title, and interest of the Assignor in and to that certain lease dated March 14, 19 84, from David F. Watson, Jr.

to David F. Watson, Jr., D.M.D., P.A.

covering property located at Unit B, Pelham Pointe Professional Park Horizontal Property Regime, Greenville County, South Carolina

said property being more particularly designated and described in a certain security instrument dated the 15th day of May, 19 84, from David F. Watson, Jr.

Community Bank

being recorded, or to be recorded, in the Office of the R.M.C.

for Greenville County, South Carolina, together with any extension thereof:

For the purpose of further securing (a) payment of all sums now or at any time hereafter due to the Assignee and secured by the security instrument next above referred to or by any other security instrument hereafter affecting the premises; and (b) performance and discharge of each obligation, covenant and agreement of the Assignor contained herein or in said security instruments or any note or bonds secured thereby.

THE ASSIGNEE AGREES THAT:

(a) So long as there shall exist no default by the Assignor in the payment of any indebtedness secured hereby or in the performance of any obligation of the Assignor herein or in any instruments securing said indebtedness, the Assignor shall have the right to collect, but not more than thirty (30) days prior to accrual, all rents, issues and profits from the premises and to retain, use and enjoy the same.

(b) Upon the payment in full of all indebtedness secured hereby as evidenced by the recording or filing of an instrument of satisfaction or full release of the security instrument without the recording of another security instrument in favor of the Assignee affecting the premises, this Assignment shall become void and be of no effect.

RECORDED

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