

EXHIBIT A

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville on the northern side of East Broad Street being shown and designated on a plat of survey by Landrith Surveying dated May 29, 1984 entitled "Property of John J. Capitan, Jr.", and having according to said survey, the following metes and bounds, to-wit:

BEGINNING at an old fence post on the northern side of East Broad Street located 213.6 feet more or less east of the intersection of East Broad Street with Oakland Avenue and at the corner of property now or formerly of Bell Linen Service, Inc. and running thence N 35-43 E. 280.00 feet to an iron pin; thence S 12-22 W. 328.40 feet along the line of property now or formerly of the City of Greenville to an old fence post on the northern side of East Broad Street; thence N 44-54 W 131.93 feet along the northern side of East Broad Street to the point of beginning.

The above described property is that portion of the property described as Tract 1 in Deed from HJV Corporation to Jack H. McCauley and Nekoda L. McCauley recorded January 31, 1984 in the RMC Office for Greenville County in Deed Book 1205, Page 485.

This conveyance is made subject to easements, restrictions and rights of way of record, if any, applicable to the property and to 1984 ad valorem property taxes.

CONTINUED ON NEXT PAGE

02130

7328-RV-21