

BROAD RIVER POWER COMPANY,  
To  
GUARANTY TRUST COMPANY OF NEW YORK,  
as Trustee.

THIS INDENTURE, made and entered into as of the 9th day of June, in the year One thousand nine hundred and twenty-seven, between BROAD RIVER POWER COMPANY, a corporation duly organized and existing under the laws of the State of South Carolina, hereinafter referred to as the Company, party of the first part, and GUARANTY TRUST COMPANY OF NEW YORK, as Trustee, hereinafter referred to as the Trustee, party of the second part;

WHEREAS, by an indenture of mortgage dated as of September 1, 1924, as amended June 23, 1925, made and executed by the Broad River Power Company to the Guaranty Trust Company of New York, as Trustee, hereinafter referred to as the First and Refunding Mortgage of the Company, the Company granted, bargained, released, conveyed, sold, assigned, transferred, mortgaged, pledged set over and confirmed unto the said Trustee and unto its successors in the trust thereby created, certain property, real, personal and mixed, therein described, to secure an issue of its First and Refunding Mortgage Gold Bonds; and

WHEREAS, the Company has acquired, since the execution of said First and Refunding Mortgage of the Company, certain real property in the Counties of Calhoun, Lexington, Orangeburg, Aiken, Spartanburg, Greenville and Cherokee, in the State of South Carolina, hereinafter more fully set forth and described, and wishes to subject the said property to the lien of said First and Refunding Mortgage of the Company;

NOW, THEREFORE, THIS INDENTURE WITNESSETH:

That Broad River Power Company, in consideration of the premises and of One (1) Dollar to it paid by the Trustee at the time of the execution and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, released, conveyed, sold, assigned, transferred, mortgaged, pledged, set over and confirmed, and by these presents does grant, bargain, release, convey, sell, assign, transfer, mortgage, pledge, set over and confirm unto Guaranty Trust Company of New York, as Trustee, and to its successors and assigns forever, all of the following described premises and property, together with the rents, issues and profits thereof, to-wit:

PARCEL NUMBER ONE.

ALL the electric generating and distributing system formerly owned by the Town of St. Matthews and all poles, wires, meters, transformers, tools, supplies and appurtenances, including street lighting system and one 125 H. P. Bessemer oil engine, one 72 K. W. G. E. alternator, one 12 K. W. G. E. exciter, one 12,000 gallon fuel tank together with switchboard for 72 K. W. alternator, one constant current transformer and switchboard for street lighting circuit.

ALSO, all that certain piece, parcel or lot of land situate, lying and being in the Town of St. Matthews, County of Calhoun, State of South Carolina, having such shapes, metes, courses and distances and directions as are shown by a sketch thereof numbered S-2036, the same being bounded as follows: On the north by lands of W. P. Wannamaker and S. E. Owen, Jr.; on the east by the right-of-way of the Southern Railway Company; on the south by lands of The St. Matthews Warehouse Company and lands of Betty Ott; on the west by lands of C. Guinyard; and on the northwest by a street or road; and the said lot of land being composed of four smaller lots as follows: A lot conveyed to the Town of St. Matthews by John Bull by deed dated the 27th day of June, 1906, and recorded in the office of the Clerk of Court for Orangeburg County in Deed Book 48 at page 6; a lot conveyed to the Town of St. Matthews by Katie Cokeley and others by deed dated the 23rd day of June, 1906, and recorded in the office of the Clerk of Court for Orangeburg County in Deed Book 46 at page 154; a lot conveyed to the Town of St. Matthews by Frank C. Cain in the year 1906 or 1907, the deed of the said conveyance having been lost or misplaced and not being of record; and a lot conveyed to the Town of St. Matthews by Elizabeth Ott by deed dated the 16th day of December, 1913, and recorded in the office of the Clerk of Court for Calhoun County in Deed Book 5 at page 30; also the interest of the grantor in so much of the pump house or power house as is not hereinafter excepted; saving and excepting therefrom, however, three parcels of land described as follows: Parcel one, lying on the western side of West Railroad Avenue, beginning at the northwest corner of the reservoir and extending in a straight line along the western edge of said reservoir to the property line separating the lot herein conveyed from the lot of Betty Ott, thence along said property line to West Railroad Avenue, thence along said Avenue to the northern boundary of lot "B," thence west along the northern boundary line of lot "B" and the northern edge of the reservoir to the beginning point; and parcel two, lying on the eastern side of West Railroad Avenue beginning at a point on the eastern line of West Railroad Avenue 91 feet south from the lot of S. E. Owen, Jr., thence east 25 feet to power house or pump house, thence along the western line of said pump house to its southwest corner, thence east along the line of said pump house to the right-of-way line of the Southern Railway, thence south along said right-of-way line 8 feet, thence west in a straight line to West Railroad Avenue, thence north along said Avenue to the beginning point; and parcel three, that lot of land covered by the Southern end or portion of said pump house measuring approximately 16 feet in width, and reserving also for access, ingress and egress a right-of-way from West Railroad Avenue to a well and small pump house on lot "A" of the property hereby conveyed, said well being near the northwest corner of the power house or pump house shown on the sketch hereinabove referred to.

BEING the same premises conveyed to Broad River Power Company by the Town of St. Matthews by deed dated May 27, 1927, and recorded in the Office of the Clerk of Court of Common Pleas and General Sessions for the County of Calhoun, South Carolina, on May 27, 1927, in Book 11 of Deeds, page 462, and in the Office of the Auditor for Calhoun County, South Carolina, on May 27, 1927, in Book Two, page 5.

PARCEL NUMBER TWO.

ALL that certain piece, parcel or tract of land, together with improvements thereon, situate, lying and being in the Town of Swansea, in the County of Lexington and State of South Carolina, measuring forty-five (45') feet on its Eastern and Western sides, and two hundred (200') feet, more or less, on its Northern and Southern sides. Bounded on the east by right-of-way of S. A. L. Railway; on the west by lands now or formerly of D. E. Jeffcoat or an alley-way; on the North by land of J. T. Martin, and on the South by other land of the Town of Swansea, and being a portion of the lot heretofore purchased by the Town of Swansea from Sam Sally, Jr., by his deed dated February 9th, 1922, recorded in deed book "3T"—page 583—Clerk's office for Lexington County, together with, if the same should ever be needed, a right-of-way for access, ingress and egress on over and along the land lying between the above described lot and Second Street.

ALSO, the crude oil electric generating equipment, including engines, tools, and supplies, and also including all poles, wires, transformers, meters, services and appurtenances which formerly belonged to the Town of Swansea, and constituting its electric light and power distributing system.

BEING the same premises conveyed to Broad River Power Company by the Town of Swansea, by deed dated April 7, 1927, and recorded in the Office of the Clerk of Court of Common Pleas and General Sessions for the County of Lexington, South Carolina, on April 9, 1927, in Book 4-E of Deeds, page 165, and in the Office of the Auditor for Lexington County, South Carolina, on April 9, 1927, in Book E of Deeds, page 381.

PARCEL NUMBER THREE.

ALL that certain piece, parcel or lot of land, situate, lying and being in the Town of Ellore, in the County of Orangeburg and State of South Carolina, measuring fifty (50) feet on all sides, and bounded on the North by lot now or formerly of Jas. I. Shuler, on the East by lot of the Town of Ellore, on the South by lot of W. F. Stack, and on the West by an alley way running parallel with Hampton Street and separating the lot hereby conveyed from a lot of Ulmer & Irick, and being the western portion of that lot of land conveyed to the Town of Ellore by Dr. A. W. Browning by his deed, dated June 15th, 1910, and recorded in the Clerk's Office for Orangeburg County in Deed Book 53, at page 311, and also all improvements on said lot, including specifically the generating plant equipment and supplies, and including also wires, transformers, meters, services, and its interest in all poles and appurtenances formerly belonging to the Town of Ellore and constituting its electric generating and distributing system.

BEING the same premises conveyed to Broad River Power Company by the Town of Ellore, by deed dated April 4, 1927, and recorded in the Office of the Clerk of Orangeburg County, South Carolina, on April 9, 1927, in Deed Book 81, page 580, and in the Office of the Auditor for Orangeburg County, South Carolina, on April 9, 1927, in Book G, page 264.

PARCEL NUMBER FOUR.

ALL the property, personal and mixed, constituting the electric distributing system of George C. Miller, in the Town of Wagener, County of Aiken and State of South Carolina, and including specifically one Fairbanks, Morse and Company engine complete with tanks, pumps, switchboard and exciter, constituting the electric generating plant of George C. Miller, and all poles, wires, transformers, meters, services and appurtenances constituting said distributing system of said George C. Miller for the distribution of light, heat and power in and near the Town of