

TRACT NO. THREE (3):

All that certain piece, parcel or tract of land in the State of South Carolina, County of Greenville, being known and designated as all of Lot 6 and the major portion of Lot 7 as shown on plat of the property of Mrs. R. J. Bryson, recorded in Plat Book R, page 149, in the R. M. C. Office for Greenville County, and being more particularly described as follows: BEGINNING at a stake on the Southern side of S. C. Highway No. 123, (formerly Highway 13) at the joint front corner of Lots 5 and 6 and running thence with the line of Lot 5 in a Southerly direction 451 feet to an iron pin on right of way of old abandoned Southern Railway; thence with said right of way North 89-30 E. 110 feet to an iron pin in rear line of Lot 7; thence through Lot 7 in a northerly direction 463 feet to an iron pin which pin is 10 feet in a Westerly direction from the joint front corner of Lots 7 and 8, thence with the southern side of Highway S. 84-45 W. 120 feet to the point of beginning. The 10 feet strip reserved by the grantor from the Eastern side of Lot 7 is retained and reserved so as to give them the use of a well located on the 10 feet strip. Said premises being the same conveyed to Welding Gas Products Company by Frances Page by deed recorded in Deed Book 595, page 520.

TOGETHER WITH certain property herein described and set forth, which as between the parties hereto, together with any additions to or replacements thereof, shall be treated and considered as a part of the Real Estate, to wit:

The following personal property located at Greenville, South Carolina constituting the Acetylene Plant of Welding Gas Products Company at said location, including but not being limited to the following machinery:

- 1 - Independent Engineering Co. Manifold, Ser. #R507
- 1 - Norwalk 6x6 Compressor, Ser. #825400

In consideration of the Loan, Welding Gas Products Company further agrees:

1. To promptly notify, in writing, the holder of the Note of the acquisition, subsequent to the date of the Note, of any property of the kind or nature required by the Authorization to be hypothecated (including but not limited to property to be constructed or acquired in whole or in part out of the proceeds of the Loan); and set forth in such notice a description, the cost and quantity, of all such property so acquired.
2. That all such after-acquired property shall forthwith become subject to the lien of any such hypothecation.
3. To, at the request of the holder of the Note, promptly execute and deliver to such holder, at the expense of Welding Gas Products Company, all instruments in form and substance satisfactory to Counsel for the holder of the Note, creating a valid first lien on such after-acquired property whether by supplemental instrument of hypothecation or otherwise.

The promissory note, hereinabove recited, payment of which is secured by this Instrument, is further and additionally secured by a Security Deed from Welding Gas Products Company to Small Business Administration, of even date herewith, covering certain property located in Hall County, Georgia, and is also further and additionally secured by a Deed of Trust from Welding Gas Products Company to Henry T. Ogle, 707 Market Street, Knoxville, Tennessee, of even date herewith, covering certain property therein fully described, located in Hamilton County, Tennessee, and Knox County, Tennessee, and in Davidson County, Tennessee, the promissory note recited in each of said Security Instruments is the same promissory note as hereinabove recited and set forth.

TOGETHER with all and singular the rights, members, hereditaments and appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the premises unto the said Small Business Administration, its successors and assigns forever. And Welding Gas Products Company