



State of South Carolina
COUNTY OF GREENVILLE
To All Whom These Presents May Concern:

WHEREAS, the said SAGOV S.A. (ZUG)
in and by its certain Promissory note or obligation, bearing date the 31st
day of December, A. D. 1973, stand firmly held and bound unto
ALEXANDER SAGOV U.S.A., INC. in the penal sum of
TWO HUNDRED TWENTY-FIVE THOUSAND AND NO/100----- DOLLARS,
conditioned for the payment of the full and just sum of TWO HUNDRED TWENTY-FIVE THOUSAND
AND NO/100 (\$225,000.00) DOLLARS



as in and by the said Promissory Note and condition thereof, reference
being thereunto had, will more fully appear.

Now, KNOW ALL MEN, That the said SAGOV S.A. (ZUG)
in consideration
of the said debt and sum of money aforesaid, and for the letter securing the payment thereof to the said
ALEXANDER SAGOV U.S.A., INC., according to the condition
of the said Promissory Note, and also in consideration of the further sum of THREE DOLLARS, to
the said SAGOV S.A. (ZUG)
in hand well and truly paid by the said ALEXANDER SAGOV U.S.A., INC.

at and before the sealing and
delivery of these presents, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released,
and by these presents do grant, bargain, sell and release unto the said ALEXANDER SAGOV U.S.A.,
INC., its successors and assigns:

All that certain piece, parcel or tract of land in Greenville County,
South Carolina, located on the southeastern side of Montague Road at
the intersection of Montague Road and White Horse Road, said tract
containing in the aggregate 42.65 acres, and being shown as Tracts 1 and
2 on Map No. 1, Estate of F.M.E. Martin, made by C. O. Riddle, RLS, in
January, 1954, and having according to said plat, the following metes
and bounds, to-wit: BEGINNING at an iron pin at the southeastern
corner of the intersection of Montague Road and White Horse Road and
running thence with Montague Road N.46-45E. 565 feet to an iron pin in
Montague Road; thence still with Montague Road N.33-08 E. 555.6 feet to
an iron pin; thence leaving said road and running S.38-24 E. 1,667 feet
to a point in a branch; thence along the center of said branch, the
traverse lines as follows: S.43-40 W. 595 feet; S.74-50 W. 574 feet to
a scrape blade; thence leaving said branch and running N.39-20 W.
1487.4 feet to a point in the center of White Horse Road; thence
N. 12-40 E. 125.5 feet to an iron pin, being the point of beginning.
Subject to existing easements, rights of way and restrictions upon or
affecting said property.
ALSO, all that piece, parcel or lot of land in Paris Mountain Township,
Greenville County, State of South Carolina, and shown as the western half
of Tract 8 on Map No. 1, Estate of F.M.E. Martin, as prepared by C.O.
Riddle, registered licensed surveyor, in January, 1954, and as revised
(CONTINUED ON BACK)

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