

There is excluded from the above property that portion of same which was conveyed by Textile Hall Corporation to the First Presbyterian Church of Greenville, South Carolina, dated December 28, 1971, and recorded in the RMC Office for Greenville County, South Carolina in Deed Book 933 at Page 605 on January 13, 1972.

ALSO all the mortgagor's interest in and to that fifteen (15) foot alley running North from the North side of West Washington Street to and along the rear of property of Henry Theodore Estate, and property of L. R. Duncan and

ALSO all the mortgagor's interest in that walkway running West from the West side of North Academy Street between property belonging to L. R. Duncan and the Henry Theodore Estate all of which is particularly shown on the plat of Dalton & Neves, Engineers, January 1969.

ALL that certain piece, parcel or tract of land, with the buildings and improvements thereon, in Greenville County, State of South Carolina, situated on the Northeast side of Eisenhower Drive and on the Southwest side of Watson Road, and having, according to a survey made by Campbell & Clarkson Surveyors, dated February 7, 1969, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Northeast side of Eisenhower Drive at corner of property of Greenville Airport Commission and running thence with Eisenhower Drive, N. 44-56 W., 345.9 feet to an iron pin at the joint corner of property herein described and property of School District of Greenville County No. 520, and running thence with the joint line of said property, N. 44-16 E. 778.8 feet to an iron pin; thence S. 77-10 E. 74.1 feet to an iron pin; thence N. 15-0 E. 554.5 feet to an iron pin on the Southwest side of Watson Road; thence along Watson Road, S. 65-39 E. 860.3 feet to an iron pin; thence still along Watson Road, S. 64-18 E. 83.6 feet to an iron pin in Watson Road; thence S. 55-51 W. 637 feet to an iron pin; thence S. 55-59 W. 472.13 feet to an iron pin; thence S. 48-15 W. 90.22 feet to an iron pin; thence S. 66-45 W. 65.01 feet to an iron pin; thence S. 44-11 W. 290.6 feet to an iron pin; thence N. 45-49 W. 60.7 feet to an iron pin; thence S. 55-59 W. 100.5 feet to an iron pin on the Northeast side of Eisenhower Drive, the beginning corner.

ALL the mortgagor's interest, as Lessee, in and to that property described in a lease entered into between Greenville Airport Commission, as Lessor, and Textile Hall Corporation, as Lessee, dated January 22, 1962, recorded in the RMC Office for Greenville County, S.C. in Deed Book 691, Page 43, for a term beginning October 1, 1961 and ending September 30, 1973, affecting a tract of land containing 12.49 acres, located on the North side of Tower Drive, in the City of Greenville, S.C., more particularly described in the said lease. Said lease has been renewed through September 30, 1983.

ALL that parcel or tract of land situate, lying and being in the City of Greenville, County of Greenville, State of South Carolina, containing 6.66 acres as shown on Plat of Textile Hall Corporation, dated January, 1969, and prepared by Dalton & Neves Engineers, and being more particularly described according to said plat as follows:

BEGINNING at an iron pin on the Southwestern corner of the intersection of Lowndes Hill Road and an unnamed county road connecting the same with Watson Road, and running thence along the Western side of said county road, S. 3-30 W. 584.1 feet to an iron pin at the

TOGETHER with all and singular the Rights, Members, Hereditaments, and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said LIBERTY LIFE INSURANCE COMPANY, its successors and Assigns. And the mortgagor does hereby covenant to warrant and forever defend all and singular the said Premises unto the said LIBERTY LIFE INSURANCE COMPANY its successors and Assigns, from and against the said mortgagor and every person whomsoever lawfully claiming or to claim the same or any part thereof.

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