

GREENVILLE CO: S.C.

ASSIGNMENT OF MORTGAGE

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CREATIVE FABRICS INC. EMPLOYEES PENSION PLAN, a New York Trust having its principal office at 124 West 36th Street, New York, New York (the "Assignor") for the consideration hereinafter set forth, paid to it by the Assignee named herein, hereby assigns unto the Assignee that certain mortgage made by the Mortgagor named herein, and otherwise more fully identified as set forth below, together with the note or obligation described in or secured by said mortgage and the moneys due and to become due thereunder with interest accrued thereon to the date hereof.

Assignee: Irving Trust Company
Mortgagor: /Greenville Associates

Date of Mortgage: January 13, 1978
Original Principal Amount of Mortgage: \$1,925,000.00
Place of Recording: Clerk of Court, County, South Carolina

Date of Recording:
Recording Reference:

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Consideration: Ten (\$10.00) Dollars and other good and valuable consideration

TO HAVE AND TO HOLD the same unto the Assignee, its successors and assigns forever.

This Assignment is made without any representation or warranty whatsoever by the Assignor and upon the express condition, understanding and agreement that this Assignment is made without recourse to the Assignor, for any cause whatsoever, by the Assignee, or by any successor to the interest of the Assignee in said mortgage and obligation.

This Assignment is being delivered to Assignee as security for the obligations of Assignor under a certain note ("Note") of even date herewith executed by the Assignor to the Assignee and Assignee agrees by its acceptance hereof that notwithstanding any other provision hereof it shall not prior to default ("Event of Default") under the Note and the expiration of any applicable grace period exercise any of the rights granted to the mortgagee under the Mortgage or otherwise be entitled to receive any payments made by the mortgagor under the Mortgage. If an Event of Default shall have occurred and be continuing and the Assignee has declared the entire principal amount of the Note immediately due and payable, the Assignee shall have all of the rights and remedies of a secured party under the Uniform Commercial Code, or any other applicable law or statute from time to time in effect in New

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