

EXHIBIT I

BOOK 1539 PAGE 395

This is the legal description contained on a Mortgage from Rick A. Setzer and Sue Lynn Setzer, dated December 17, 1982, to First-Citizens Bank and Trust Company in the amount of \$150,000.00.

ALL that certain piece, parcel or lot of land situate, lying and being primarily in Greenville County, but with a small portion in Spartanburg County, State of South Carolina, shown and designated as a 13.36 acre and an 18.15 acre tract on a plat of survey of property of Ellison D. Smith, III and Louise C. Smith prepared by Tri-State Surveyors dated December 27, 1973 and recorded in the RMC Office for Greenville County, South Carolina in Plat Book 5F at Page 13 and in the RMC Office for Spartanburg County, South Carolina in Plat Book 72 at Page 422, as revised as specified on said plats, and being more fully described by metes and bounds according to said plat as follows:

BEGINNING at an old iron pin in the line of property now or formerly owned by J. Harvey Cleveland, et al, with said point being the joint corner of property of Ellison D. Smith, III and Louise C. Smith, and lying in the southern boundary of said property and running thence with the line of J. Harvey Cleveland, et al, N. 84-55 W. 250 ft. to an old stone; thence N. 84-55 W. 135 ft. to a point in the approximate center line of "Rock Road"; thence continuing N. 84-55 W. 40 ft. to an old stone; thence N. 35-20 W. 450.6 ft. to an old stone at the corner of a cemetery now or formerly owned by the Ebenezer Methodist Church; thence N. 37-40 W. 352 ft. to a point; thence N. 40-05 W. 200 ft. to a point; thence N. 19-44 E. 323.4 ft. to a point on the southern side of the Enoree River; thence with the southern side of the Enoree River, the traverse line of which is as follows: S. 45-07 E. 127 ft. to a point; thence S. 65-07 E. 138 ft. to a point; thence on a line which runs through the Enoree River to its northern side, in Spartanburg County, N. 45-59 E. 787.1 ft. to a point; thence N. 50-23 E. 223 ft. to a point in the traverse line of the Enoree River; thence with said line N. 4-03 E. 220 ft. to a point; thence N. 25-43 E. 280 ft. to a point; thence N. 44-33 E. 290 ft. to a point; thence crossing a branch N. 61-24 E. 132.9 ft. to an old iron pin; thence S. 6-54 W. 40 ft. to a point in midstream in the Enoree River; thence S. 6-54 W. 1,856.8 ft. to a point in "Rock Road"; thence S. 20-00 E. 222 ft. to the point of beginning.

ALSO

ALL that certain piece, parcel or lot of land consisting of a portion of the 17.49 acre tract shown as a eastern portion of the property depicted in the survey referenced hereinabove, lying in the vicinity of the corner of State Highway 14 and Batesville Road, consisting of 8 acres as shown on a plat prepared for Caper House, Inc. and Ellison D. Smith, III by Tri-State Surveyors, dated August 29, 1976 and recorded in Plat Book 5W at Page 36 in the RMC Office for Greenville County, with said 8 acre, parcel or tract being more fully described by reference to both of these plats as follows:

BEGINNING at a point in Batesville Road at the corner of the cemetery of the Ebenezer Methodist Church and running thence with Batesville Road N. 46-12 W. 270 ft. to an iron pin; thence on a new line through the 17.49 acre

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