

ANNEX A

ALL that certain piece, parcel or lot of land, with the improvements thereon, situate, lying and being on the western side of Sumter Street, between Taylor and Blanding Streets, in the City of Columbia, in the County of Richland, in the State of South Carolina, being in shape a rectangle, measuring on its northern and southern sides two hundred eight feet eight inches (208'8"), more or less, and on its eastern and western sides forty-three feet one inch (43'1"), more or less, being bounded on the North by lot now or formerly of Norris, previously of Rowan; on the East by said Sumter Street; on the South by lot now or formerly of Lutheran Board of Publication, previously of Rowan; and on the West by lot now or formerly of Seegars and lot now or formerly of Carolina Insurance and Casualty Company; together with and subject to the right of way (appurtenant to the lot above described to the enjoyment whereof the same is essentially necessary) for an alleyway eight (8') feet in width between the owners of the lot hereby conveyed and the lot now or formerly of Lutheran Board of Publication adjoining the same on the south, their respective heirs, successors and assigns, for access, ingress and egress, at all times and for all purposes, and to remain open and unobstructed for light and air extending westwardly from said Sumter Street along the southern side of said lot hereby conveyed for the whole length of said line, one-half of the width of said alleyway being contributed from the lot hereby conveyed and one-half thereof from the said lot now or formerly of said Lutheran Board of Publication adjoining the same on the south; being the same property conveyed to the grantor herein by William M. Burney by deed dated December 8, 1958, recorded in said R.M.C.'s office in Deed Book 239 at page 441.

This being the same property conveyed by George Realty Company to Leath and Company by deed dated July 11, 1980 and filed July 15, 1980, in Deed Book 546 at Page 57.

The foregoing property being subject to:

Party wall agreement dated March 16, 1936 recorded in Deed Book EB, page 179.

Right of way over and across the extreme eastern 12 feet of the within described premises.

Easement over a portion of subject property for access and egress, as contained in Deed recorded in Deed Book 220, page 63.

Agreement of F. W. Seegers and others as Executors, to Southern Bell Telephone & Telegraph Company, dated September 10, 1913, recorded in Deed Book BG, page 289.

Party Wall agreement dated January 7, 1920 recorded in Deed Book BY, page 270.

Right of way referred to in agreement dated July 22, 1875, recorded September 8, 1875 in Deed Book K, page 228.

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RECORDED FEB 24 1983 at 4:40 P.M.