

FILED  
S.C.  
R.M.C. MURPHY

Vol 1546 No 234

Property No. 723  
Recording Requested by:  
CHEMICAL BANK

When Recorded Mail to:

c/o Kaye, Scholer, Fierman,  
Hays & Handler  
425 Park Avenue  
New York, New York 10022

*Consolidated Capital Prop. Co.*

Attn: Jeffrey M. Epstein, Esq.

- ASSIGNMENT OF
- (1) ALL-INCLUSIVE MORTGAGE, ASSIGNMENT OF RENTS AND SECURITY AGREEMENT
  - (2) PROMISSORY NOTE SECURED THEREBY, AND
  - (3) CONDITIONAL ASSIGNMENT OF RENTS AND LEASES

FOR VALUE RECEIVED, the undersigned, CONSOLIDATED CAPITAL PROPERTIES ("Assignor"), a California limited partnership, hereby grants, assigns and transfers to (CHEMICAL BANK) ("Assignee"), a New York banking corporation, having an address at 1411 Broadway, New York, New York 10018: (1) all beneficial interests and rights under that certain All-Inclusive Mortgage, Assignment of Rents and Security Agreement dated November 30, 1983, filed for record on December 1, 1983 12:53, Book 1637, Page 900, in the Mortgage Book of Greenville County, So. Carolina, encumbering land described on Exhibit A attached hereto; (2) the \$7,000,000.00 All-Inclusive Promissory Note therein described or referred to, the money due and to become due thereon with interest and all rights accrued, or to accrue thereunder; and (3) all beneficial interests and rights of Assignor as the assignee under that certain Conditional Assignment of Rents and Leases dated November 30, 1983, filed for record on Dec. 1, 1983, Book 1201, Page 613, in the Deed Book of Greenville County, South Carolina which affects the aforesaid land. The within assignment is a collateral assignment and is made in connection with that certain General Security Agreement of even date herewith by and between Assignor and Assignee herein. Upon a default under said General Security Agreement, Assignee is hereby authorized to give notice thereof to the grantor or trustor, as the case may be, under said All-Inclusive Mortgage, whereupon said grantor or trustor is hereby authorized and instructed to make all payments directly to Assignee.

Dated: January 24, 1984.

Signed, Sealed and  
Delivered in the  
Presence of:

*[Signature]*  
*[Signature]*

ASSIGNOR

CONSOLIDATED CAPITAL PROPERTIES,  
a California limited partnership

By CONSOLIDATED CAPITAL EQUITIES  
CORPORATION,  
a Colorado corporation,  
Corporate General Partner

By Victor Druskin  
Victor Druskin  
Sr. Vice President

4328-11-21