

STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE)
 RELEASE OF MORTGAGE

In consideration of the sum of Zero and no/100 (\$0.00) Dollars paid to Chanticleer Real Estate, Inc., the owner and holder of that certain note and mortgage executed to it by College Properties, Inc. in the original principal sum of Three Hundred Six Thousand, Eight Hundred, Eleven and 25/100 (\$306,811.25) Dollars, dated May 16, 1983 and recorded in the RMC Office for Greenville County on May 16, 1983 in Mortgage Book 1606 at Page 774, does hereby release, relinquish and forever discharge from the lien of said mortgage (retaining its lien, however, on the balance of the property) the following described property:

ALL that certain piece, parcel of lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, being shown and designated as Lot 57 on a plat entitled "Chanticleer Towns" prepared by Arbor Engineering, Inc., dated May 19, 1983, and recorded in the RMC Office for Greenville County in Plat Book 9-F at Page 80, and having, according to said such metes and bounds as appears thereon.

Executed at Greenville, South Carolina, this 6th day of

April, 1984.

CHANTICLEER REAL ESTATE, INC.

BY: Robert E. [Signature]
 Its: Vice President

IN THE PRESENCE OF:

Patricia J. Stewart
George J. McCall

STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE)
 PROBATE

Personally appeared before me the undersigned witness who, being duly sworn, deposed and said that (s)he saw Chanticleer Real Estate, Inc., by its authorized officer, sign, seal and deliver the foregoing Release of Mortgage and that (s)he, with the other witness subscribed above witnessed the execution thereof.

Patricia J. Stewart

SWORN to before me this

6th day of April, 1984.

[Signature] (SEAL)
 Notary Public for South Carolina

My Commission Expires: Nov. 5, 1985