

EXHIBIT B

VOL 1059 PAGE 143

Permitted Exceptions:

1. Taxes for the year 1984 and subsequent years, which are a lien but which are not yet due and payable.
2. Easement granted the City of Greenville for the installation and maintenance of sanitary sewer line and manholes as contained in instrument dated March 18, 1970 and recorded in Deed Book 888 at page 53.
3. Easement granted the City of Greenville for waterlines by instrument dated February 24, 1970 and recorded in Deed Book 885 at page 234.
4. Rights of parties in possession as tenants only.
5. Mortgage of the Ervin Company to Mass Mutual Mortgage and Realty Investors dated July 13, 1971, recorded July 15, 1981 in Book 1198 at page 585, securing \$1,600,000.00.
6. Financing statement showing The Ervin Company as debtor and Mass Mutual Mortgage and Realty Investors as secured party recorded July 15, 1971 as document 71-06321, continued by document recorded July 6, 1976 #76-06501, and document recorded June 30, 1981 #81-04243 and amended June 30, 1981 to show U. S. Shelter Corporation Carriage House #285 as the new debtor.
7. That portion of insured premises within the bounds of Pelham Road.
8. Mortgage from Greenville Carriage House Associates to American Service Corporation of S. C. dated May 31, 1983, recorded June 2, 1983 in Book 1609 at page 642.
9. Financing Statement showing Greenville Carriage House Associates, a South Carolina Limited Partnership as debtor and American Service Corporation of S. C. as secured party recorded June 2, 1983 as document #83-02338.
10. All matters which would be disclosed by an accurate survey of the premises.

RECORDED APR 25 1984 at 1:21 P.M.

33354

14328-17-2