

EXHIBIT

ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter to be constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville, and according to a plat of the property of Royal Venture Incorporated, dated February 6, 1983, prepared by Jones Engineering Service, having the following metes and bounds, to-wit:

BEGINNING on the edge of the right of way of a frontage road and running thence along the common line of this property and property of the State of South Carolina, S 7-55 E. 378.3 feet to an iron pin; thence N 60-22 W. 60.7 feet to an iron pin, thence turning and running, S. 15-35 W. 156 feet to a point in the center of Brushy Creek; thence with the center of said creek, S 88-12 W 95.9 feet to a point in the center of said creek; thence continuing along said creek, N. 84-45 W 148.2 feet to an iron pin in the center of said creek; thence turning and running N 7-55 W 440.4 feet to an iron pin on the southern side of the right of way of a frontage road near U.S. Highway I-85 and running thence with said frontage road N 82-05 E 350 feet to the point of beginning.

RECORDED JUN 12 1984 at 9:27 A.M.

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