

Dec 31 12 53 PM '75

STATE OF SOUTH CAROLINA) TANKERSLEY
 R.M.C.) ASSIGNMENT OF RENTS
 COUNTY OF GREENVILLE)

THIS ASSIGNMENT OF RENTS has been executed as of the 31st day of
 December , 1975 , by Griffith Road Joint Venture
 (herein called "Landlord") in favor of Greer Federal Savings and Loan Association
 (herein called "Assignee") for the mutual consideration herein evidenced:

1. MORTGAGE LOAN: Assignee has made a mortgage loan to Landlord which
 loan is evidenced by a promissory note dated _____ payable to
 Assignee in the amount of Two Hundred Fifty Thousand and No/100----
 (\$250,000.00) Dollars (the "Note) and secured by a mortgage recorded in the Office
 of the R.M.C. _____ for Greenville County, South Carolina,
 in Mortgage Book _____ Page _____ , (the "Mortgage").

2. MORTGAGED PROPERTY: The property described in the Mortgage is as
 follows: (herein called the "Property")
 All that piece, parcel or lot of land in Greenville County, South
 Carolina containing 1.787 acres

, being more particularly described on Exhibit "A" attached hereto and by this reference
 made a part hereof.

3. RENTS ASSIGNED: To further secure the payment of the Note and the per-
 formance of all the terms of the Mortgage, Landlord hereby assigns and transfers to Assignee,
 its successors and assigns, all of the rents, other lease income, issues, profits, revenues,
 royalties, lease-purchase option payments, tenants' security deposits held by or for Landlord,
 lease guarantees, and other rights and benefits (herein collectively called the "Rents") which
 Rents are now due or which may hereafter become due under or by virtue of all leases, whether
 written or verbal, or any letting of, or any agreement for, the use or occupancy of any part of
 the Property which may have been made heretofore or which may be made or agreed to hereafter