

right, title and interest in and to the aforesaid Long Term Ground Lease unto Greenville Properties Limited Partnership, a Massachusetts limited partnership, its successors and assigns forever.

TO HAVE AND TO HOLD the said Lease, the leasehold interest and estate created thereby, and the buildings and improvements thereon, unto the said Greenville Properties Limited Partnership, its successors and assigns forever; and the said T. Walter Brashier does hereby covenant with the said Greenville Properties Limited Partnership, its successors and assigns, that he is the true and lawful owner of said Lease and said leasehold estate and interest created thereby, that he has good right to bargain, sell and transfer the same in the manner and form above-written; that said Lease and leasehold estate and interest are free and clear of encumbrances, except that this Assignment is made subject to (a) the lien of real property taxes and assessments not yet due and payable, (b) the rights of tenants in possession, as tenants, (c) easements of record affecting the property, (d) mortgage, assignment of rents, and other loan documents given to and held by Aetna Life Insurance Company, and (e) such state of facts as may be disclosed by a current and accurate survey and visual inspection of the premises. T. Walter Brashier further covenants that there is no default on his part under the terms of said Lease and that he will forever warrant and defend unto Greenville Properties Limited Partnership, its successors and assigns, the said Lease, the leasehold estate and interest created hereby and the buildings and improvements thereon, except as above-specified, and subject always to the terms of said Lease.

In consideration of the premises, Greenville Properties Limited Partnership does, for itself, its successors and assigns, hereby accept the said Assignment of Long Term Ground Lease and expressly agrees to assume the responsibilities and engagements of the Lessee thereunder.

(CONTINUED ON NEXT PAGE)