

EXHIBIT "A"

All that certain lot, piece, parcel or tract of land situate, lying and being on the southwestern corner of the intersection of Edwards Road and Lake Fairfield Drive, in the County of Greenville, State of South Carolina, containing 6.50 acres, being shown on plat thereof prepared for Botany Arms Apartments by Jones Engineering Service, dated June 20, 1983, recorded in the R.M.C. office for Greenville County in Plat Book 9-Q at page 94 and being bounded and measuring as follows:

BEGINNING at an iron pin at the point on the southern boundary of Edwards Road where the subject property adjoins Lake Fairfield Drive and running thence S 84-49 W along Edwards Road for a distance of 150' to an iron pin; thence turning and running S 83-48 W along Edwards Road for a distance of 131.3' to an iron pin; thence turning and running S 79-18 W along Edwards Road for a distance of 100' to an iron pin; thence turning and running S 72-06 W along Edwards Road for a distance of 100' to an iron pin; thence turning and running S 65-11 W along Edwards Road for a distance of 100' to an iron pin; thence turning and running S 59-49 W along Edwards Road for a distance of 150' to an iron pin; thence turning and running S 55-49 W along Edwards Road for a distance of 50' to an iron pin; thence turning and running S 51-08 E along property undesignated on said plat for a distance of 885.6' to an iron pin; thence turning and running N 7-44 W along property undesignated on said plat for a distance of 576.5' to an iron pin; thence turning and running N 84-49 E along property undesignated on said plat for a distance of 150' to an iron pin; thence turning and running N 7-44 W along Lake Fairfield Drive for a distance of 195.2' to an iron pin, the point of BEGINNING.

Being the same property conveyed to Botany Arms Apartments by Ruth G. Shealy by deed dated August 20, 1966, recorded in said R.M.C. office on August 22, 1966, in Deed Book 804 at page 398.

TOGETHER with an easement for sewer purposes from the property described above across a portion of Lot 16 as shown on plat of Section 1 of Lake Forest, recorded in Plat Book GG at page 17, to the right of way of Lake Fairfield Drive as created by instrument dated November 11, 1966, recorded August 23, 1983, in the R.M.C. office for Greenville County in Deed Book 1194 at page 865.

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