

State of South Carolina  
County of Greenville

DEC 28 3 02 PM '71  
OLLIE FARNSWORTH  
R. M. C.

This Agreement made this 23rd day of December, 1971, between Greenville Restaurants, Inc., a South Carolina corporation, with its principal place of business located at 10 Mills Avenue, Greenville, South Carolina, its successors and assigns, party of first part and hereinafter called "Mortgagor", and Liberty Life Insurance Company, a South Carolina corporation, with its principal office of business located at Wade Hampton Boulevard, Greenville, South Carolina, its successors and assigns, party of the second part and hereinafter called "Mortgagee", for valuable consideration mutually received do mutually contract, covenant, and agree:

WITNESSETH

WHEREAS, the Mortgagor executed to the Mortgagee a certain promissory note dated March 29, 1968, secured by a first mortgage on the real and personal property described therein, said mortgage being recorded in Book 1088 page 463 of the records of Greenville County, South Carolina; and

WHEREAS, the said mortgage included but was not limited to the personal property enumerated on the attached Exhibit "A"; and

WHEREAS, the Mortgagor has entered into an Agreement to lease the restaurant premises included in the said mortgage to the Howard Johnson Company, a Maryland corporation and its principal office located at 1 Howard Johnson Plaza, Boston (Dorchester), Massachusetts 02125, said Lease having been dated and being duly recorded in the official records of Greenville County, South Carolina; and

WHEREAS, in connection with the said Lease between Mortgagor and the said Howard Johnson Company as Lessee, the Mortgagor sold to said Lessee the personal property and chattels enumerated on the aforesaid attached Exhibit "A"; and

WHEREAS, the said chattels were sold with the consent of the Mortgagee herein upon the condition the Mortgagor assign, transfer, and set over to the Mortgagee all of its rights, title, and interest in the income from the said Lease