

ALSO all of the grantor's right, title and interest as tenant in and to that certain ground lease between First Wisconsin Mortgage Trust, a Massachusetts business trust, and V.H.W. Group, a general partnership, dated as of July 27, 1973, memorandum of which lease is recorded in the R.M.C. Office for Greenville County, S. C. in Deed Book 982, Page 769.

This conveyance is made subject to that certain mortgage given by the grantor herein to First Wisconsin National Bank of Milwaukee (subsequently assigned to Metropolitan Life Insurance Company) in the original principal amount of \$2,950,000.00, dated November 16, 1971, recorded in Mortgage Book 1213, Page 306, Greenville County R.M.C. Office.

Together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee, and the grantee's successors and assigns, forever. And, the grantor does hereby bind itself and its successors to warrant and forever defend all and singular said premises unto the grantee and the grantee's successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's hand and seal this 1st day of July, 1974.

SIGNED, sealed and delivered in the presence of:

[Signature]  
[Signature]

V.H.W. Group, a partnership (SEAL)

By: [Signature]  
Partner

And: [Signature]  
Partner

And: [Signature]  
Partner

STATE OF SOUTH CAROLINA )  
COUNTY OF GREENVILLE )

PROBATE

PERSONALLY appeared the undersigned witness and made oath that (s)he saw the within named grantor sign, seal and as the grantor's act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN TO before me this 1st day of July, 1974

[Signature] (SEAL)  
Notary Public for South Carolina

My commission expires: 11/1/77

RECORDED JUL 2 '74 234

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