

Pioneer National Title
Insurance Company

December 6, 1974
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4. UCC Financing Statements duly executed by Buyer and on behalf of Lender and in the form of the financing statement attached hereto as Exhibit D; and
5. Certified or cashier's check in the amount of \$4,600.00 payable to the order of Lender, representing fees and expenses due to Lender from Buyer.

When you have received all of the foregoing deposits, you are instructed to immediately record one of the UCC Financing Statements in the records of Greenville County, South Carolina, and file the remaining UCC Financing Statement with the Secretary of State of South Carolina.

When you have received all deposits and when:

- a. You have been advised by Lender's counsel, Wilson & McIlvaine, that:
 - (i) the Special Warranty Deed, Promissory Note, Mortgage, Assignment of Rents and UCC Financing Statements (the "Closing Documents") have been approved by appropriate final court order;
 - (ii) Lender has received the written opinions of independent counsel for Buyer, in form and substance satisfactory to Lender, as follows: Buyer is validly created and has authority to enter into the Closing Documents to be executed by Buyer; the execution of all such Closing Documents on behalf of Buyer has been duly authorized; and such Closing Documents and all other instruments relating thereto have been validly executed and delivered on behalf of Buyer;
 - (iii) Lender has received copies of the purchase money note and "wrap around" mortgage identified in the escrow instructions of Buyer and Seller, and a copy of the bank collection agreement

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