

1157-483

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)
ASSIGNMENT OF LESSOR'S INTEREST
IN LEASE

THIS ASSIGNMENT, made this 26th day of October, 1981, by
Jesse C. Belcher, Trustee f/b/o Joshua E. Varat under Trust Agreement
dated September 29, 1980, amended May 29, 1981, (herein called "the
Assignor"), to FIRST NATIONAL BANK OF SOUTH CAROLINA, having its principal
office at South Main Street, Greenville, South Carolina, (herein called
"the Assignee"),

WITNESSETH:

FOR VALUE RECEIVED, the Assignor hereby grants, transfers, and
assigns to the Assignee, its successors and assigns, all of the right,
title and interest of the Assignor in and to that certain Lease or those
certain Leases, with modifications, if any, described in Schedule A
hereof, covering premises (herein called "the premises") briefly des-
cribed as:

ALL that piece, parcel or tract of land, situate, lying
and being on the Southern side of Lenhardt Road near the
City of Greenville, County of Greenville, State of South
Carolina, as shown on plat prepared by John E. Woods, RLS,
dated November 6, 1970, and revised March 23, 1971, en-
titled "Survey for Junius H. Garrison, and

ALSO: All the right, title and interest in and to that
tract lying between the Northeastern boundary of the
premises hereinabove described and the right of way for
the Southern Railway Company. (See Plat Book 4-M at
Page 53)

together with any extensions of any thereof and any guarantees of the
Lessee's obligations under any thereof (each of said Leases, together
with all such guarantees, modifications and extensions, being hereinafter
referred to as "the Lease"),

For the purpose of securing (a) payment of all sums now or at any
time hereafter due the Assignee and secured by a certain mortgage or
deed of trust made by the Assignor to, or to a trustee for, the Assignee,
dated October 26, 1981, and recorded or to be recorded at or prior to the
recording of this Assignment, or by any other mortgage or deed of trust
hereafter affecting the premises (each of such mortgages or deeds of
trust being hereafter referred to as "the Mortgage"); and (b) performance
and discharge of each obligation, covenant and agreement of the Assignor
contained herein or in the Mortgage or any note or bond secured thereby.

THE ASSIGNEE AGREES that:

A. So long as there shall exist no default by the Assignor in the
payment of any indebtedness secured hereby or in the performance of any
obligation of the Assignor herein or in the Mortgage or any other instru-
ment securing said indebtedness, the Assignor shall have the right to
collect, but not more than 30 days prior to accrual, all rents, issues
and profits from the premises and to retain, use and enjoy the same.

B. Upon the payment in full of all indebtedness secured hereby, as
evidenced by the recording or filing of an instrument of satisfaction or
full release of the Mortgage without the recording of another Mortgage
in favor of the Assignee affecting the premises, this Assignment shall
become and be void and of no effect.

Charles Bailey Witness
Chester Lusk Witness

Fully paid and satisfied this 26th day of May 1983.
First National Bank of S. C.
GREENVILLE, S. C.

David L. Beard Vice Pres.
32213X

Haymerath

at 2:37 P/M
MAY 30 1983

Satisfaction recorded
MAY 30 1983

1862981 508 7.00CI
200 40981A01

Donnie W. Wintersley

32213X

Haymerath

MAY 30 1983

Satisfaction recorded

MAY 30 1983

RECORDED