

EXHIBIT "A"

ALL that certain piece, parcel or lot of land situate, lying and being on the southerly side of Parkins Lake Court, near the City of Greenville, County of Greenville, South Carolina being shown and designated on plat of PARKINS COURT as a portion of property "Reserved by Owner" prepared by Freeland-Clinkscates & Associates dated 8/15/87, recorded in the RMC Office for Greenville County in Plat Book 14-0 at Page 83 on 1/21/88 and more recently shown and designated as Lot 4 on survey entitled "Property of Wells Co. Inc." prepared by Freeland-Clinkscates & Associates, Inc. dated 10/10/88, recorded in Plat Book 16K at Page 11, and having the following metes and bounds, to-wit:

BEGINNING at an iron pin on the southwesterly side of Parkins Lake Road at the joint front corner of Lots Nos. 4 and 5 and running thence along the common line of said lots S. 60-04 W. 260.6 feet to an iron pin; thence N. 17-14 W. 63.3 feet to an iron pin; thence No. 13-35 E. 86.5 feet to an iron pin on the southerly side of Parkins Lake Court N. 56-35 E. 170.8 feet to an iron pin at the intersection of Parkins Lake Court with Parkins Lake Road; thence with said intersection S. 74-56 E. 33.1 feet to an iron pin on the southwesterly side of Parkins Lake Road; thence with said Road S. 26-27 E. 111.6 feet to an iron pin, the point of beginning.

This being the same property conveyed to the Grantor herein by deed of J. Mark Wells and Joseph A. Wells recorded August 23, 1988 in Deed Book 1335 at Page 884, RMC Office for Greenville County.

This property is conveyed subject to all restrictions, setback lines, roadways, easements, and rights-of-way, if any, appearing of record, on the premises or on the recorded plat, which affect the property hereinabove described.

As a part of the consideration, the Grantees expressly assume and agree to pay the balance due upon that certain mortgage held by United Savings and Loan Association, recorded in Mortgage Book 1955 at Page 857 in the original amount of \$400,000.00.

