

Chicago Title Insurance Compan Commitment Number: 23-0643

SCHEDULE B, PART II - Exceptions

 Any defect, lien, encumbrance, adverse cloim, or other matter that appears for the first time in the Public Records or is created, attaches, or is disclosed between the Commitment Date and the date on which all of the Schedule B, Part I - Requirements ore met. (NOT A MATTER OF SURVEY)

Taxes or assessments for the year 2023, and subsequent years, not yet due or payable. (NOT A MATTER OF SURVEY)

All deferred taxes. (Exception to be deleted upon satisfaction of Schedule B, Part I, Item
 (NOT A MATTER OF SURVEY)

Any discrepancy, conflict, malter reporting access, shortegs in one or boundary fress encounterment immemberes, volution, vorticals, reseting, satisfact, excepted of essement, rigarian right, and title to land within roots, ways, rollroots, waterconvest, burill grounds, mantless, directed or filled areas or find device be reach subjected mark officers that the satisfact of the control of th

Any discrepancy in the quantity of the area, square footage, or acreage of the Land or of any improvement to the Land.

Any right, assement, attback, interest, cleim, escreachment, escumbence, violation,
variations or other otherse circumstance effecting the Title disolated by piet(4) recorded
in Piet Number 3852; Piet Book 2007, page 183, and Piet Book 2007, page 1867,
(PAM 3858, Not BERT) suprescriptor in Pie 2007 Pie 18 AND 0055 Not AFFECT
SUBJECT TRACT; Piet 2007 Pie 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Pie 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Pie 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Pie 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet 1167 DOES NOT AFFECT SUBJECT TRACT; Piet 2007 Piet

7. Consents, condition, restriction, assemble, and lens provides for in MacNillon industrial Park Debrardino of Overandis, Conditions and Restrictions filed for record in Book 4, page 14; as omended and restoled by MacNillon Bissiness Porr Amended and Park of the Par

 Easement Agreement by and between Springland Associates, LLC and MacMillon Investments I, LLC recorded in Book 384, page 275. (DOES NOT AFFECT SUBJECT TRACT, R/W FOR MACMULLAN PARK DRIVE)

 Sign Easement Agreement by and between Springland Associates, LLC; and Nutromax Distribution, LLC recorded in Book 1569, page 47. (DOES NOT AFFECT SUBJECT TRACT)

 Right of Way Easement to Lancaster County recorded in Book 1470, page 313. (NOT PLOTTABLE WITH INFORMATION PROVIDED)

 General Easement to Fort Mill Telephone Company recorded in Book 393, page 209. (AFFECTS SUBJECT TRACT AS SHOWN ON SURVEY)

 General Permit to Fort Mill Telephone Company recorded in Book Y-5, page 369. (DOCUMENT NOT PROVIDED)

DESCRIPTION PER TITLE COMMITMENT:

Lying and being situate in Lancoster County, SC, and being more particularly described as follows:

All the orbtin piece, provid or troot of land lying and being situate in holes band formating formating County, South Caroline, on the west lide of Mestillian Peor Chris, approximately 1774 feet south of its intersection with South Caroline Highway 160 in Mestillian Business Park, containing 7286 excess, more or less and tellar gill of Troot 2 as share on a map entitled 'Part of Property of Kennametal, Inc." according to the fold thereof recorded in Pigit Caroline, 2009 et 35 in the Office of the Register of Obest of Lescoter County, South Caroline, 2009 et 35 in the Office of the Register of Obest of Lescoter County, South

To: Lischerong Development Group

This is to certify that this map or plot end the survey on which it is based were mode in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/HSPS Land Title Surveys, 150thy established and adopted by ALTA and MSPS, and includes Items 1–5, 6a, 6b, 7a, 6, 9, 11a, 11b, and 13 of Table A thereof. The feldwark was completed on June 16b, 2022 of

Russell Claus, SCPIS No. 39076

not to the best of my professional knowledge, information, and shown hereon was made in accordance with the requirements of Practice Manual for Surveying in South Carolina, and meet

ell Claus, SCPLS No. 39076

8 1 23 Date