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DISCHARGE OF MORTGAGE AND SECURITY AGREEMENT

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KNOW ALL MEN BY THESE PRESENTS, THAT PRESIDENTIAL FINANCIAL CORPORATION OF MASSACHUSETTS, a Massachusetts business corporation, being holder of a Mortgage and Security Agreement from ELAN ONE to PRESIDENTIAL FINANCIAL CORPORATION OF MASSACHUSETTS dated November 30, 1992 and recorded in the Androscoggin County Registry of Deeds in Book 2962, Page 95, acknowledges satisfaction of the debt secured thereby and hereby discharges and releases the said Mortgage and Security Agreement.

IN WITNESS WHEREOF, Paul Goldstein, President of Presidential Financial Corporation of Massachusetts has caused this instrument to be sealed with its corporate seal and signed in its corporate name by its officer thereunto duly authorized.

PRESIDENTIAL FINANCIAL CORPORATION OF MASSACHUSETTS

Witness

By: _____
Paul Goldstein
Its President

State of Georgia
County of DeKalb, ss March 31, 1993

Then personally appeared the above-named Paul Goldstein, President of Presidential Financial Corporation of Massachusetts, and acknowledged the foregoing instrument to be his free act and deed in his said capacity and the free act and deed of said corporation.

Before me,

Sandra Wingard
Notary Public

Name: Sandra Wingard

Notary Public, Forsyth County, Georgia
My Commission Expires Dec. 17, 1996

SEAL

ATTEST:

3872U Jeannine B. Gerguson
REGISTER OF DEEDS

93 APR 20 PM 1:47

ANDROSCOGGIN, SS.
REGISTRY OF DEEDS