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GREENVILLE CO. S. C.
JUN 3 11 20 AM '74
CLERK OF COURTS

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STATE OF SOUTH CAROLINA)
) EASEMENT
COUNTY OF GREENVILLE)

THIS AGREEMENT entered into this 30th day of June, 1974, at Greenville, South Carolina between TRIAM, INC., hereinafter referred to as Grantor, and W. A. LESLIE, W. ROY ELLISON, AND E. DEAN ANDERSON, hereinafter referred to as Grantees,

W I T N E S S E T H :

WHEREAS, Grantees have procured an option to purchase a leasehold interest of Harry P. Ferris in and to the following described property:

All that tract of land on the easterly side of S. C. Highway 291 By-pass containing 1.85 acres according to plat prepared by Carolina Engineering Company dated July 1, 1968, described as follows:

Beginning at a corner on the easterly side of said By-Pass 155.4 feet north of the intersection of By-Pass and East North Street Extension; thence along the easterly side of the By-Pass N. 8-50 W. 244.6 feet to a corner; thence N. 84-52 E. 407.2 feet to a corner on the western side of a public drive; thence S. 7-31 E. 166.7 feet; thence S. 82-38 W. 200 feet; thence S. 7-31 E. 37.3 feet; thence S. 75-43 W. 202.6 feet to the beginning corner.

WHEREAS, Grantees have entered into an option with Bankers Trust of South Carolina to lease a portion of the property first hereinabove described which option must be exercised by the Bankers Trust of South Carolina during the month of June and the lease term would commence September 1, 1974; and

WHEREAS, Grantor hereby represents and warrants that it is the owner of the driveway or alley described as follows:

BEGINNING at a point on the western side of an alleyway, which point is located at the intersection of said alleyway and East North Street Extension, and running thence N. 7-31 W. 200 feet to a point; thence N. 7-31 W. 163.6 feet to a point; thence N. 7-31 W. 93.0 feet to a point; thence S. 41-10 E. 90.2 feet to a point; thence S. 7-31 E. 363.6 feet to a point on the eastern side of said alleyway at the intersection of said alleyway and East North Street Extension, joint front corner of property now or formerly belonging to Hess Oil; thence along East North Street Extension S. 82-37 W. 50.0 feet to the point of beginning.

WHEREAS, it is the desire of the Grantees to obtain a non-exclusive easement for the use of said alleyway in connection with the purchase of the leasehold interest of Harry P. Ferris and releasing of a

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