

S 74-17 W 50 feet to an iron pin; thence S 89-10
W 35.2 feet to an iron pin; thence S 74-10 W 115 feet
to an iron pin on the eastern side of Edwards Mill
Road; thence running along and with the eastern side
of Edwards Mill Road S 11-16 E 22.1 feet to the
beginning point.

For a more particular description, see the aforesaid
plat.

It is expressly understood and agreed by the Grantees
herein that the aforescribed easement for ingress and egress
is subject to the following conditions:

- (1) That the aforescribed easement is to be used for
all purposes which public roads and streets are commonly
used, including but not limited to, the right of ingress
and egress to and from the property now or formerly
owned by Guest to Edwards Mill Road, and for public
utilities over and under and across same;
- (2) That the aforescribed easement for ingress and
egress may be used by Grantees, their heirs and assigns,
in conjunction with the use of same by the Grantor and
his heirs and assigns;
- (3) That the Grantees shall be responsible for paving,
maintaining and keeping said easement in good repair at
all times and that Grantor will in no way be bound to pave
the easement or to keep the same in repair;
- (4) That the Grantees in constructing, paving, maintaining,
and repairing the aforescribed easement shall not substan-
tially or materially change the grade or the topograph of
the land located within the boundary of said easement;
- (5) That Grantees may construct only one entrance to the
aforescribed easement from the property now or formerly
owned by Guest to be or now being served by said easement;
- (6) That Grantor shall have the right at any time to extend
or connect at his expense said easement to the remainder of
his property at any point along said easement, including but
not limited to, an extension of the easement to Grantor's
property which adjoins the property now or formerly owned
by Guest and this right to connect to said easement shall
extend to Grantor and his heirs and assigns;
- (7) That Grantees will be responsible for curbing on the
back side of said easement (the line away from the Cunning-
ham line);
- (8) That Grantees shall not construct, cause to be placed,
or post any signs whatsoever along said easement;