

STATE OF SOUTH CAROLINA)
)
 COUNTY OF GREENVILLE)

SUBLEASE OF EASEMENT RIGHTS

WHEREAS, Exxon Corporation, successor by merger to Humble Oil & Refining Company, hereinafter sometimes called "Exxon", is the lessee of a parcel or tract of land on the north side of U. S. Highway 276 (Laurens Road) about five miles from the Greenville Courthouse in Greenville County, South Carolina, as more particularly described in that certain lease between Tobie Allen and Nettie S. Allen to Humble Oil & Refining Company, recorded in Deed Book 845 at page 437 of the Greenville County, South Carolina Records; and

WHEREAS, Bench Mark Properties, with an address at P. O. Box 5005, Spartanburg, South Carolina, hereinafter sometimes called "Bench Mark", is in possession by deed or lease of the property adjoining that just described; and,

WHEREAS, both Exxon and Bench Mark desire to sublease a portion of their respective land to be used as a common access point to the property of the other party, together with the right to cross the other's property;

NOW, THEREFORE, in consideration of \$10.00 and other good and valuable consideration, the receipt of which is hereby acknowledged, and in consideration of the mutual benefits derived therefrom, and the mutual covenants contained herein, Exxon Corporation, insofar as it has the right to do so, grants to Bench Mark Properties and its customers the right of access to Exxon's property through a common entrance described as follows:

BEGINNING at a point on the Northern line of the Exxon Corporation property ten feet (10') East of the North-eastern line of Laurens Road and running in an Easterly direction twenty-five feet (25') from the point of beginning,

and the right to cross Exxon's property, and Bench Mark Properties, insofar as it has the right to do so, grants to Exxon Corporation and its customers the

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