

1. Party of the First Part does hereby expressly grant to Party of the Second Part, their heirs and assigns, subject to the limitations hereinafter described, the right to construct, use, maintain and replace a roadway for the purpose of permitting said Party of the Second Part access to and from property lying near Gap Creek Road in the upper part of Greenville County, South Carolina, said right-of-way being more particularly described as follows:

BEING a strip of land 12 feet wide extending approximately 581 feet, said strip being that certain dirt road shown on plat prepared for B. H. Trammell recorded in Plat Book KKK, at Page 12 in the RMC Office for Greenville County and being more fully shown on that certain plat prepared for Paul W. Howard and Anne Marie Howard dated March 9, 1977, by W. R. Williams, RLS.

HOWEVER, Party of the First Part reserves in himself the right to use such 12 foot right-of-way as is given hereinabove for the purposes of egress and ingress to his own property by way of a roadway and that all improvements, changes and additions added by the Party of the Second Part to such right-of-way shall be subject to use by the Party of the First Part, his heirs and assigns.

2. Party of the Second Part does hereby expressly grant to Party of the First Part, his heirs and assigns, subject to the limitations hereinafter described, the right to use, maintain and replace and add to a roadway hereinafter described for the purpose of permitting said Party of the First Part access to and from property lying south of property of Party of the Second Part in the upper part of Greenville County, South Carolina, said right-of-way being more particularly described as follows:

BEING a strip of land 30 feet wide extending to land owned by Party of the First Part approximately 581 feet and lies across the land of the Party of the Second Part (in one or more sections). Such strip of land is to extend approximately 9 feet to either side of that certain dirt road shown on plat of property of B. H. Trammell recorded in Plat Book KKK, at Page 12 in the RMC Office for Greenville County and is to include the 12 foot width of said road shown thereon, to make up the entire right-of-way given herein of 30 feet. Party of the Second Part may cause such road to be expanded a total of 18 feet to one side or the other whenever such extension is feasible for road construction. However, in no place shall the entire right-of-way, inclusive of the 12 foot dirt road cited above, exceed 30 feet.