

STATE OF SOUTH CAROLINA)
) SEWER LINE EASEMENT
COUNTY OF GREENVILLE)

KNOW ALL MEN BY THESE PRESENTS, that GREENVILLE COUNTRY CLUB, a South Carolina eleemosynary corporation, hereinafter called "Grantor", for and in consideration of the sum of \$1.00 and other good and valuable considerations paid by SOUTHERN BANK AND TRUST COMPANY, as Executor and Trustee under the Last Will and Testament of R. E. Ingold, deceased, hereinafter called "Grantee", the receipt and sufficiency whereof is hereby fully acknowledged, does hereby grant, bargain, sell and convey unto the Grantee, its successors and assigns, a permanent right of way or easement 25 feet wide, 12-1/2 feet on each side of the center line of a proposed sewer pipe, entering into the Grantor's property at the southwesternmost corner of property owned by the Grantee adjoining Camille M. Manning and running through the Grantor's property to the existing 48 inch sanitary sewer line and manhole which runs along or near Reedy River, owned by Western Carolina Regional Sewer Authority. The aforesaid easement is more fully described on a plat entitled SANITARY SEWER EASEMENT FOR R. E. INGOLD ESTATE, made by W. R. Williams, Jr., Engineer and Surveyor, dated October, 1978, incorporated herein by reference and made a part hereof as though fully set forth and extends 12-1/2 feet on each side of the following described line, according to said plat:

BEGINNING at a point on the southwesternmost rear line of property of the Grantee adjoining property of the Grantor, said beginning point being located N. 15-23 E., 25 feet from the common corner of property owned by Camille M. Manning, the Grantor and the Grantee, and running thence from said beginning point, N. 75-46 W., 214.5 feet to a proposed manhole; thence turning and running S. 44-49 W., 20 feet to the existing manhole in the 48 inch sanitary sewer trunk line near Reedy River.

Together with all and singular, the rights, members, hereditaments and appurtenances to said premises belonging or in anywise incident or appertaining; to have and to hold all and singular the said easement unto the Grantee, its successors and assigns forever.

As a part of the consideration for this grant, the Grantor does hereby convey unto the Grantee, its successors and assigns, the right and privilege of entering the aforesaid strip of land to construct, maintain and operate within the limits of the same all necessary lines, manholes and other adjuncts and equipment deemed necessary by the Grantee for the purposes of providing sewerage service to the Grantee's property adjoining property of the Grantor, and to make such substitutions, replacements and additions of or to the same from time to time as Grantee may deem desirable, and the right at all times to cut away and keep clear of said sanitary sewer pipe any vegetation which might, in the opinion of the Grantee, its successors assigns, endanger or injure the pipelines or other equipment or interfere with their proper operation and maintenance; the right of ingress and egress to, from and over said strip of land for the purposes of exercising the rights herein granted. No building shall be erected over said sewer pipe or pipes or other equipment or so close thereto as may interfere with its safety and proper operation.

The Grantor reserves the right to the use of the strip of land the subject of the above granted easement as a golf course and beautified area, including the right to plant grass and other vegetation and shrubs incidental thereto and the right to maintain

GREENVILLE CO. S.C.

PLAT 40

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