

and running thence S. 26-04W. 100 feet to a point on the joint line with property of Church's Fried Chicken, Inc; thence running along said joint property line S. 63-31 E. 146 feet to a point on the western side of Pleasantburg Drive at the joint corner with property of Church's Fried Chicken, Inc.; thence running along the western side of Pleasantburg Drive N. 26-04 E. 82 feet to a point; thence running S. 48-45 W. 77.8 feet to a point; thence running N. 63-31 W. 91 feet to a point; thence running N. 26-04 E. 90 feet to a point on the southern side of LeGrand Boulevard; thence running along the southern side of LeGrand Boulevard N. 63-31 W. 25 feet to a point, being the point of Beginning.

2.) Church's hereby grants to Moorland, its successors and assigns forever, a permanent easement for ingress and egress over and across the following described property:

All that certain piece, parcel or tract of land situate, lying and being in the State of South Carolina, County of Greenville, City of Greenville on the western side of Pleasantburg Drive (S.C. Highway 291 By-Pass) south of the southwestern intersection of LeGrand Boulevard and Pleasantburg Drive being shown on a plat prepared by Carolina Surveyors, Inc., dated September 3, 1981, entitled "Property of Moorland Investments and Church's Fried Chicken, Inc.", and having, according to said plat, the following metes and bounds, to-wit:

Beginning at a point on the western side of Pleasantburg Drive at the joint corner of property of Moorland investments, being 100 feet south of the southwestern intersection of LeGrand Boulevard and Pleasantburg Drive and running thence along the joint property line with Moorland Investments N. 63-31 W. 146 feet to a point; thence running S. 26-04 W. 10 feet to a point; thence running S. 63-31 E. 96 feet to a point; thence running S. 25-01 E. 64.26 feet to a point on the western side of Pleasantburg Drive; thence running along the western side of Pleasantburg Drive N. 26-04 E. 50 feet to a point at the joint corner of property of Moorland Investments, being the point of Beginning.

3.) The easements herein granted by the parties to each other are for the non-exclusive use of the parties to this Agreement, their successors and assigns, tenants, invitees, licensees, employees, customers and guests. Such usage shall extend to and encompass all driveways, curb cuts, approaches, abutting alleys, streets, roads and highways (whether public or private) now constructed or as they may hereafter exist upon the easement areas described more fully above.

4.) Moorland shall retain the right to use the easement areas lying within Parcel "A" and Church's shall retain the right to use the easement areas lying within Parcel "B"; provided, however, that neither party shall commit or permit any obstruction of the easement areas which shall unreasonably interfere with or restrict the full and complete use and enjoyment of the rights granted herein by either party or person(s) claiming under either party hereto.

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