

Green Valley First Joint Venture, a General Partnership, its successors and assigns, an easement in, to, upon and over the property of Hunters Ridge, a Limited Partnership, described as follows:

BEGINNING at an iron pin on the northwestern side of Foothills Road at a point 131.55 feet from the joint front corner of subject property and property now owned by feet. A. Myrtle, and running thence along the northwestern side of Foothills Road N. 58 W. 40.60 feet to a point; running thence N. 21-59 E. 198 feet to a point; thence S. 86-04 E. 164.72 feet to a point; thence N. 87-42 E. 164.28 feet to a point; thence N. 62-12 E. 250.06 feet to a point; thence N. 69-02 E. 215.83 feet to a point; thence N. 84-05 E. 124.58 feet to a point on the northeastern property line of subject property; running thence down that line S. 10-03 E. 40.10 feet to a point; thence S. 84-05 W. 122.22 feet to a point; thence S. 69-02 W. 208.17 feet to a point; thence S. 62-12 W. 256.74 feet to a point; thence S. 87-42 W. 175.52 feet to a point; thence N. 86-14 W. 137.88 feet to a point; thence S. 21-59 W. 176.0 feet to the beginning corner.

This easement is specifically shown and described on that certain plat entitled "Property of Paris Point" prepared by K. T. Gould, Surveyor, on April 2, 1983, which plat will be of record in the Office of the RMC for Greenville County.

Said easement is given for the sole purpose of ingress and egress, and each party will be responsible for sharing pro rata in the expense of maintenance of said road and payment for any security personnel being implemented by Hunters Ridge, a Limited Partnership.

Hunters Ridge, a Limited Partnership, warrants that it has good and marketable fee simple title to the easement premises described above, subject only to certain mortgages encumbering same.

The easement, including the benefits and burdens, shall run with the land and be binding upon and inure to the benefit of the heirs, assigns, successors and personal representatives of the parties hereto.

This easement and right-of-way is given in lieu of that certain easement and right-of-way previously given by Paris Point Development, Inc. to Green Valley First Joint Venture herein on October 18, 1982, which agreement was recorded on October 28, 1982, in the Office of the RMC for Greenville County in Deed Book 1176, Page 134. It is specifically understood and agreed between the parties hereto that this Conditional Easement and Agreement supercedes and replaces the previously filed easement, and by the execution and