

The property described above is a portion of the property conveyed to U. S. Shelter Corporation by deed recorded in the Greenville County R.M.C. Office in Deed Book 1187, at Page 998.

Together with the right to enter at any reasonable time to grade, slope, landscape and otherwise change the elevation of the surface of the property described above for the purpose of providing a gradual slope between the Western-most portion of the property described above up to the Eastern-most portion of the property described above, together with the right thereafter, at all times, to enter and maintain and beautify the strip of land for the purposes of exercising the right granted. Provided, however, U. S. Shelter Corporation may nevertheless continue to use the strip of land described above in any manner not inconsistent with the purposes for which the within Easement is given. The Easement herein granted is for the benefit of and appurtenant to that tract of land lying to the West of the location of the Easement and being developed by Village Associates under the name of "Ashby's Plaza". The Easement herein granted shall exist in perpetuity and be a covenant running with the land to the grantor and inure to the benefit of the grantee herein, its successors, legal representatives and assigns, forever.

The granting of the within Easement by the undersigned is specifically made subject to the following conditions, which have been accepted by the grantee:

- a) All excavating expenses in connection with the establishment of the Easement area shall be at the sole expense of the grantee, and, additionally, the grantee shall insure that that portion of the grantor's property which lies to the East of the easement will be graded in such a manner to insure a gradual and uniform slope East of the property bounded by the Slope Easement.

(CONTINUED ON NEXT PAGE)

3
6
4
0.

4328-RV-21