

GREENVILLE CO. S.C.
DEC 9 3 00 PM '83
COUNTY CLERK
R.H.C. WILKINSON

STATE OF SOUTH CAROLINA)
) DECLARATION OF EASEMENT
COUNTY OF GREENVILLE) RUNNING WITH THE LAND

WHEREAS, EDGEWOOD MEDICAL PLAZA, A PARTNERSHIP, a General Partnership formed under the laws of the State of South Carolina, (hereinafter "Edgewood") is the owner of those parcels of land described as Phase I, Phase II and Common Area, each being more fully described on Exhibit A, attached hereto and incorporated hereinto by reference; and

WHEREAS, Edgewood plans to develop Phase I and Phase II; and

WHEREAS, Edgewood desires to impose an easement through that property shown as the Common Area on Exhibit A for the benefit of Phase I and Phase II;

NOW, THEREFORE, Edgewood does hereby by these presents impose a perpetual, non-exclusive easement for the benefit of Phase I and Phase II across and through that property shown as the Common Area on Exhibit A attached hereto; such easement being for the following purposes:

1. For the purpose of conducting surface water between Phase I and Phase II.

2. For the installation or removal of or connection to, existing utility services to Phase I and II, including, but not limited to, underground cables and conduits, sewer and waterlines, all being under, along, across and through said Common Area. Together with the right, privilege and authority, from time to time to enter upon said Common Area to the extent it is so required, to construct, expend, inspect, operate, replace, repair and perpetually maintain such underground cables and conduits, sewer and water lines, provided; however, that the owners or lessees of Phase

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