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STATE OF SOUTH CAROLINA)
) EASEMENT
COUNTY OF GREENVILLE)

WHEREAS, the undersigned, Betty P. Farr, is the owner of property located on Sycamore Street, said property being shown on the Greenville County Tax Maps as Sheet 56, Block 2, Lot 1.1 and,

WHEREAS, Buddy's, Inc. is the owner of property located immediately to the west of the above-referenced property of Betty P. Farr and,

WHEREAS, the building presently located on property of Buddy's, Inc. encroaches .2 feet over the westernmost boundary line of Betty P. Farr's property and,

WHEREAS, the parties desire to create an easement for the existing building,

NOW, THEREFORE, for and in consideration of Ten (\$10.00) Dollars, the receipt and sufficiency of which is acknowledged, Betty P. Farr does hereby grant to Buddy's Inc., its successors and assigns, forever, an easement consisting of .2 feet over the westernmost line of property owned by Betty P. Farr located on Sycamore Street, said easement being for the express and limited purpose of maintaining a building thereon as shown by plat entitled "Property of W. Lewis Tollison" by Freeland and Associates, dated September 17, 1981.

It is understood and agreed between the parties hereto that in the event the existing building is removed, the within granted easement will automatically terminate and cease to exist.

It is further understood and agreed that this easement will be appurtenant to the land and shall be binding upon the parties, their heirs, successors, and assigns forever.

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