

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

GREENVILLE CO. S.C.
MAY 11 4 59 PM '84
EASEMENT
DUNN-SUMNER
R.M.C.

WHEREAS, A. W. LYNCH and HAZEL LYNCH are the owners of a tract of land bounded by Aloha Drive and Cole Road in the County of Greenville, State of South Carolina, being shown on the Greenville County Tax Maps as Lot 8, Block 4, Sheet 242.1; and,

WHEREAS, FAIRMEADOW, LTD., is the owner of an adjoining parcel of land being shown on the Greenville County Tax Maps as Lot 3.1, Block 4, Sheet 242.1; and,

WHEREAS, surface water from the property of FAIRMEADOW, LTD. has and does drain over and across the adjoining property of A. W. LYNCH and HAZEL LYNCH; and,

WHEREAS, the parties hereto desire to improve the condition of the aforesaid drainage.

NOW, THEREFORE, in consideration of the premises and the sum of TEN AND NO/100 (\$10.00) DOLLARS paid by FAIRMEADOW, LTD. to A. W. LYNCH and HAZEL LYNCH, the receipt and sufficiency of which is hereby acknowledged, the said A. W. LYNCH and HAZEL LYNCH do hereby grant, bargain, sell and release unto FAIRMEADOW, LTD., its successors and assigns:

An easement and right of way in and over the premises of the grantors more particularly described hereinbelow for the uses and purposes hereinafter set forth.

PARCEL NO. 1: All that piece, parcel or strip of land containing 1,022 square feet, being shown and designated on a plat entitled "Plat showing proposed drainage easement for Capital Growth Corporation", prepared by Piedmont Surveyors, dated April 18, 1984, recorded in the REC Office for Greenville County in Plat Book 10N, at page 87, and having such metes and bounds as appear thereon.

PARCEL NO. 2: All that piece or parcel of land containing 1,968 square feet, being shown and designated on a plat entitled "Plat showing proposed drainage easement for Capital Growth Corporation", prepared by Piedmont Surveyors, dated April 18, 1984, recorded in the REC Office for Greenville County in Plat Book 10N, at page 88, and having such metes and bounds as appear thereon.

The within easements are given for the purpose of maintaining adequate drainage for the property of the grantee herein and the grantee shall have the right, within the boundaries of said easements, to grade, clear vegetation, restructure the topography, install pipe, splash blocks, drain fields and related apparatus, improve existing fencing, including the addition of an access gate, and to construct a retaining wall over and along the boundary of Tract No. 2.

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