

pendant, appurtenant easement which shall run with the land and is essentially necessary to the enjoyment of the mortgagor's property adjoining the easement strip and to the convenient and proper use thereof and is for a commercial purpose and shall be transmissible by deed, mortgage or otherwise, upon conveyance or transfer of the mortgaged property adjoining the easement strip. The said strip is conveyed subject to the condition that no structure nor improvement of any kind other than usual and normal driveway paving and utility usage which does not unduly interfere with ingress and egress, shall be erected or placed thereon, nor shall the mortgagee, its successors and assigns, use the said strip for any purpose inconsistent with those rights and purposes hereinabove set out.

Said property being described as follows:

All that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville on the southern side of Wade Hampton Boulevard and being shown as Tract A on plat of property of The Middleton Group, as prepared by Piedmont Architects Engineers Planners, dated April 17, 1975, and recorded in the RMC Office for Greenville County in Plat Book at page , and according to said plat, having the following metes and bounds, to-wit:

BEGINNING at a point on the southern side of Wade Hampton Boulevard, said point being 369.6 feet southwest of the intersection of Wade Hampton Boulevard and East Lee Road; thence S. 47-00 E. 173.4 feet \pm to a point; thence S. 43-00 W. 95.5 feet \pm to a point; thence S. 12-20 E. 98 feet \pm to a point; thence S. 43-00 W. 16 feet \pm to a point; thence N. 47-00 W. 21 feet \pm to a point; thence N. 12-20 W. 95 feet \pm to a point; thence N. 43-00 E. 90 feet \pm to a point; thence N. 47-00 W. 153 feet \pm to a point on the southern side of Wade Hampton Boulevard; thence with Wade Hampton Boulevard N. 43-00 E. 24 feet \pm to the point of beginning.

(CONTINUED ON NEXT PAGE)