

Company for the use of the employees, customers and invitees of the owner and present and future occupants of Parcel "B", with or without vehicles, with ingress and egress to Parcel "B", and Second Party does by this Declaration for itself, its successors and assigns, hereby grant a non-exclusive driveway easement or servitude upon, over and across the driveway areas on the premises hereunder described as Parcel "B" for the use of the employees, customers and invitees of the owners and present and future occupants of Parcel "A", except where buildings are now located or will be constructed in the future, as shown on location Map Site Plan for Kentucky Chicken prepared by Warner and Summers, Inc., Architects, Atlanta, Georgia, Sheet Sla dated July 18, 1983, with ingress and egress to Parcel "A", it being understood that any language herein to the contrary notwithstanding, the driveway of Parcel "B" may be altered from time to time at the discretion of its owner, except that no barrier of any type may be placed along the joint line of Parcels "A" and "B" for a distance of twenty-five (25') feet from Church Street and the joint entrance on Church Street shall have fifty (50') feet.

This Declaration of Easement upon, over and across the above described property of Parcel "A" with ingress and egress to Parcel "B" and Declaration of Easement or servitude upon, over and across the above described property of Parcel "B" with ingress and egress to Parcel "A" shall continue for so long as both Parcels "A" and "B" are used for commercial purposes and shall be deemed to be covenants running with the land, and shall inure to the benefit and be binding upon First Party and Second Party, their successors and assigns, including any mortgagee or subsequent holder thereof.