

STATE OF SOUTH CAROLINA)
COUNTY OF GREENVILLE)

FLOWAGE EASEMENT

WHEREAS, Creighton D. Griggs and Carolyn B. Griggs are the owners of 135.9 acres in Grove Township, Greenville County, State aforesaid, and have undertaken to build a private lake or fish pond by constructing a dam across the Wyatt and Gunter branch which has its source on the Gunter property and courses over said property and also over the Wyatt property and continues its course over the Griggs property, and

WHEREAS, the erection of the aforesaid dam will cause the waters of said branch to back up and flow back upon the lands of C. Guy Gunter and Dorothy H. Gunter and William R. Wyatt and Jean P. Wyatt,

NOW, THEREFORE, the said C. Guy Gunter and Dorothy H. Gunter and William R. Wyatt and Jean P. Wyatt do hereby grant and convey to Creighton D. Griggs and Carolyn B. Griggs the right and privilege of flooding their land with the back waters of the aforesaid lake or pond, and do grant and convey to them ingress and egress, fishing, boating, swimming and incidental rights in and to the flooded area and a waterfront and land area ten feet wide around the water's edge of said lake.

The grantors hereby reserve joint fishing, boating, swimming and incidental rights with grantees in and to the said lake or pond. And the grantees hereby grant and convey to the grantors fishing, boating, swimming and incidental rights in and to the lake and shore area above described. Said grantors agree that said rights are limited to private use, that is, to said grantors and their bona fide social guests, it being understood that said rights and privileges shall not be commercialized or sold as to customers and patrons.

It is understood and agreed that no successor in title to Creighton D. Griggs and Carolyn B. Griggs shall have the right to commercialize the lake and shore area above described but that commercialization is limited to the aforesaid Creighton D. Griggs and Carolyn B. Griggs