

kind and nature and to enter upon the property of Thomas B. Cooper, Jr., for the purposes of repairing and maintaining the sewer line, catch basin and manhole in said easement.

2. Mauldin Plaza, Inc., hereby grants to Thomas B. Cooper, his heirs and assigns, the right to tie on to and use said sewer line for any purposes connected with the use of the above described property owned by Thomas B. Cooper, Jr., aforesaid, which shall include the grant to Thomas B. Cooper, Jr., his heirs and assigns of an easement to use said sewer line five feet on each side of the center line thereof, commencing on the boundary line of his property and running through Lot No. 15, Pine Valley Estates Section 1, owned by Mauldin Plaza, Inc. Thomas B. Cooper, Jr., shall have the right to use said easement across Lot 15, Pine Valley Estates Section 1, free of all obstructions of every kind and nature to the extent of the total width of said easement.

3. Any easement granted herein to any party shall not prohibit any present or future owner of any property the subject of said easement from beautifying the land the subject of said easement, provided that either party shall have the right to enter upon the land of the other for the purposes of the maintenance and repair thereof. The easements granted herein shall be deemed covenants running with the land and shall be binding upon the parties hereto, their heirs, assigns, successors, executors and administrators.

4. As a part of the consideration for this agreement, Thomas B. Cooper, Jr., shall pay to Mauldin Plaza, Inc., the sum of \$1.50 per foot of the sewer line located within the boundaries of Lot 15, Pine Valley Estates Section 1 aforesaid.

IN WITNESS WHEREOF, the undersigned parties have caused this agreement to be executed this effective date and year first above written.

IN THE PRESENCE OF:

[Signature]  
[Signature]

Thomas B. Cooper, Jr.  
Thomas B. Cooper, Jr.

IN THE PRESENCE OF:

[Signature]  
[Signature]

MAULDIN PLAZA, INC.

By: Paul B. Costner, Sr.  
Paul B. Costner, Sr., President  
By: Paul S. Goldsmith  
Paul S. Goldsmith, Secretary

STATE OF SOUTH CAROLINA )

COUNTY OF GREENVILLE )

PERSONALLY appeared before me the above subscribed witness who on oath states that (s)he saw Thomas B. Cooper, Jr., sign, seal and as his individual act and deed deliver the within written Agreement, and that (s)he with the other witness above subscribed witnessed the execution thereof.

SWORN to before me this 28 )  
day of March, A. D., 1970. )  
[Signature] (LS)  
Notary Public for South Carolina )  
My commission expires 9/15/79 )  
8/16/77

[Signature]