

E-7
(02/17)

GENERAL EASEMENT

STATE SOUTH)
CAROLINA)
COUNTY OF LANCASTER)

\$ 1.00

LANCASTER COUNTY ASSESSOR

Tax Map:

EASEM EN T00 00

RECORDED THIS 23rd DAY
OF MARCH, 2023
IN BOOK 00 PAGE 00

2023003586
EASEMENT
RECORDING FEES \$25.00
PRESENTED & RECORDED:
03-23-2023 12:29:35 PM
BRITTANY GRANT
REGISTER OF DEEDS
LANCASTER COUNTY, SC
BY: TERRY PARKMAN
BK: DEED 1649
PG: 173 - 174

Project 11-21-019 Auditor, Lancaster County, SC

Received of Comporium – Rock Hill

One and 00/100 Dollars, in consideration of which the undersigned hereby grants unto said Company, its respective successors, assigns, lessees, and agents, a right-of-way and easement to construct, reconstruct, and maintain lines for communications purposes consisting of buried cables, conduits, buried fixtures and appurtenances as the grantee may from time to time require upon, under, across the property which they owns or in which they has any interest in the Township of Twelve Mile Creek, County of Lancaster, State of South Carolina, said right-of-way and easement to be located as follows:
Said right-of-way to consist of a 10' feet easement on the property of Lusk Mary Michelle along Claddah Way as shown on the attached drawing "Right-of-Way, dated 5/25/2021 recorded in plat book at page in RMC Office of Lancaster County, South Carolina (which drawing is hereby incorporated herein and made part hereof)
and upon, along, or under the roads, streets, or highways adjoining or through said property, together with the following rights: to clear and keep clear all trees, under-growth, or other obstructions within said right-of-way; to trim any trees along said lines so as to keep the cables cleared at least thirty-six inches; to permit the attachment of, and/or carry in conduit, and cables of any other person or company for communication purposes on the property adjacent to said; of ingress and egress to said line at all times for the purposes herein granted. The grantor for themselves, their heirs, executors, administrators, successors, and assigns hereby covenants that no wire line will be erected or permitted on said property which in the judgment of the grantee, its successors, and assigns, will interfere with its service or endanger its lines. Reserving however, to the grantor the right to cultivate and use the ground within the limits of said right of way, provided that such use does not interfere with or obstruct the rights herein granted, and provided further, that the grantor shall not build, create, or construct, nor permit others to build, create or construct, any building or other structure or obstruction on, over, or under said line or lines which may interfere with the construction, operation, or maintenance thereof. Said sum being received in full payment for the rights herein granted.

This 15' easement along Claddah Way on the North side of Claddah Way going toward property of 8100 Claddah Way.

The undersigned warrants that it is the sole, fee simple owner of the Property, that it has the unqualified right and power regarding the Property to grant the easement and right-of-way set forth herein and that it will defend and indemnify the grantee against any and all persons who may claim otherwise.

WITNESS his/her hand and seal as of the 25TH day of MAY 2021

(Post Office Address of first Grantor)
8100 Claddah Way Lancaster, SC 29728

Witness:

[Signature]
(1st Witness Signature)
[Signature]
(2nd Witness Signature)

By:(sign) Mary Michelle Lusk
(print name) Mary Michelle Lusk
(Grantor)

STATE OF SOUTH
CAROLINA)
COUNTY OF LANCASTER)

PROBATE

Personally, appeared before me James G. Ewing and made
(1st Witness Name)
oath that he saw the within named Mary Michelle Lusk
(Grantor)
sign, seal, and as their act and deed deliver the within written instrument; and that together he/she
with the other witness who signed above witnessed the execution thereof.

SWORN to before me this 1st

day of March A.D. 2023

Kimberly Starwell (SEAL)

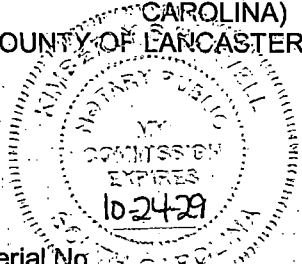
Notary Public (affix seal)

My commission expires: 10-24-2029

James G. Ewing
(1st Witness Signature)

STATE OF SOUTH
CAROLINA)
COUNTY OF LANCASTER)

PROBATE



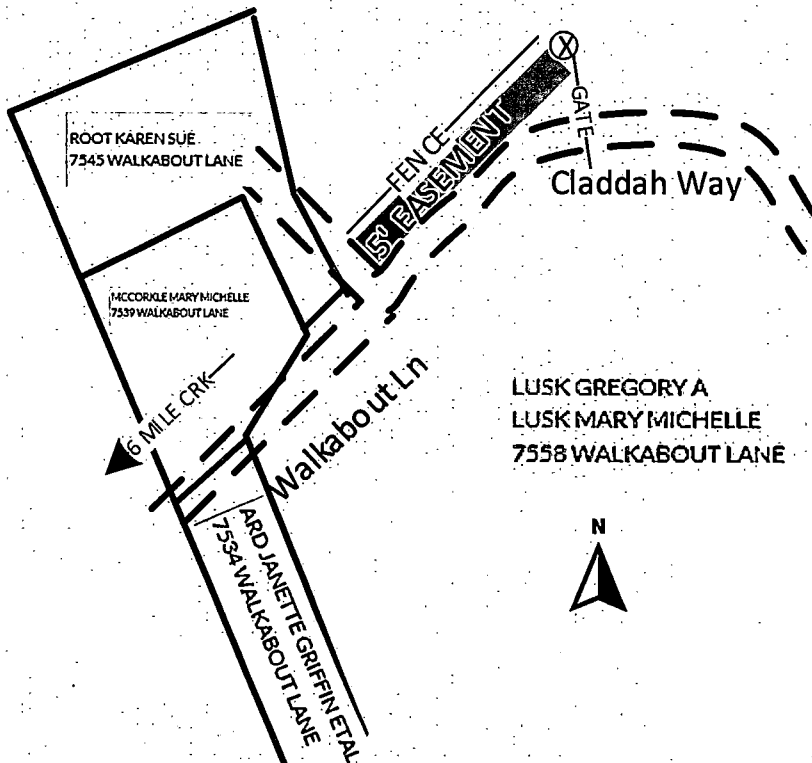
TELEPHONE COMPANY REFERENCE DATA

Serial No. _____ File No. _____

Name and Address of Grantor(s) _____

Location _____

Line _____ from _____ to _____



Lusk Gregory A
Lusk Mary Michelle
8100 Claddah Way

LUSK GREGORY A
LUSK MARY MICHELLE
7558 WALKABOUT LANE

