



2017050905

EASEMENT	
RECORDING FEES	\$10.00
STATE TAX	\$0.00
COUNTY TAX	\$0.00
PRESENTED & RECORDED:	

11-27-2017 03:42:41 PM

BK: RB 16711

DAVID HAMILTON
CLERK OF COURT

PG: 58 - 61

YORK COUNTY, SC

BY: CASSI REDDEN CLERK

STATE OF SOUTH CAROLINA)
COUNTY OF YORK)
CITY OF ROCK HILL)

PARCEL NO. 662-07-01-196
GRANT OF EASEMENTS

Grantees: City of Rock Hill, S. C.

Purposes: Sanitary Sewer, Water, Electricity and Communications

The undersigned Grantor(s), in consideration of payment to the Grantor(s) of the sum of one dollar(s), (\$ 1.00), the receipt and sufficiency of which is hereby acknowledged, does (do) hereby grant, bargain, sell and release unto the City of Rock Hill, S. C., ("Grantee"), its successors, assigns and licensees, the right, privilege and easement to enter and re-enter at any time and to install, dig, build, erect, maintain, repair, rebuild, operate, and patrol one or more line(s) of pipe, and other appurtenances for proper transmission of water, the proper conduct of sanitary sewerage effluent overground or underground; the right, privilege and easement to enter and re-enter at any time and to install, dig, build, erect, maintain, repair, rebuild, operate, and patrol one or more electric power transmission lines, overground or underground, including the right to erect poles and other transmission line structures, wires, cable and any necessary appurtenances for the proper conduct of electricity, electronic information, data, and communications; the right to clear the rights-of-way area and keep it clear of brushes, trees, buildings, and fire hazards; and the right to remove trees, if any, located beyond the limits of the rights-of-way; area, but which interfere with the rights-of-way; the above described rights being incident to performance by the Grantee of its functions as a municipality or as the operator of any public utilities system, or the performance by any licensee of the Grantee of any public utilities functions, the premises to be affected hereby being as follows:

DESCRIPTION OF RIGHT OF WAY

All of those certain strip (s) of land situated in York County, South Carolina located in the vicinity of 269 Harwich Street same being a total of +/- 800 square feet as shown on attached Exhibit "A" Parcel No. 662-07-01-196, Property of Charlotte Metro Federal Credit Union.

To have and to hold the same unto the Grantee, its successors and assigns forever, together with any and all rights normally incident thereto, and particularly the right of ingress and egress thereto from time to time as necessary for construction, reconstruction, enlargement and/or maintenance. The premises shall be leveled and graded and restored to substantially the same condition after any construction or subsequent maintenance or repair as at commencement of use insofar as possible, all at the expense of the Grantee.

Grantor(s) covenants and warrants that he is the sole owner in fee simple absolute of the subject property, subject to any lien(s) set forth above. Further, Grantor(s) covenants and warrants that Grantor(s) will not transfer, alienate, devise, encumber, or otherwise affect title to the subject property above for a period of 7 days from the date of this Right-of-Way, which will allow the Grantee time to have this Right-of-Way and plat recorded in the Office of the Clerk of Court for York County, South Carolina.

The Grantor(s) shall have the right to use the above-described strip for purposes not inconsistent with Grantee's full enjoyment of the rights hereby granted, provided that the Grantor(s) shall not erect or construct any building or other structure thereon; maintain or permit any underground or overground system of piping, poles or wiring within such strip; make any use of the facilities installed, buried, erected, or constructed thereon; or drill or operate any well or septic system within such strip, without the express written permission of the Grantees.

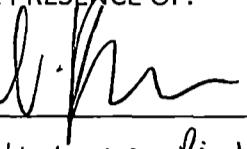
The grantor(s) and grantees, as evidenced by their execution and acceptance hereof, have made the following special agreement in connection herewith:

All rights and privileges, obligations and liabilities created by this instrument shall inure to the benefit of, and be binding upon the heirs, designees, administrators, executors, successors and assigns of the parties hereto.

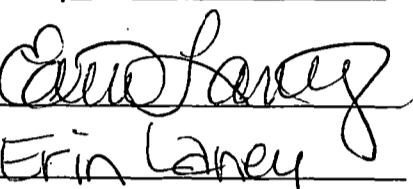
The Grantor(s) and Grantees, as evidenced by their execution and acceptance hereof, have made the following special agreement in connection herewith IN WITNESS WHEREOF these presents have been duly executed under seal by the Grantor(s) on this the 27 day of October, 2017.

Charlotte Metro Federal Credit Union

IN THE PRESENCE OF:

#1(Sign) 

(Print) Victoria Richardson

#2(Sign) 

(Print) Erin Laney

Witnesses (2)

By: (Sign)  (Seal)

(Print) Nicol Matthews (Seal)

Title: COO

Grantor(s)

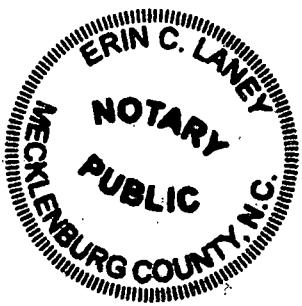
For a Corporate Grantor:

STATE OF North Carolina)

COUNTY OF Mecklenburg)

ACKNOWLEDGMENT

The foregoing instrument was acknowledged before me this 10/27/17 (date) by Nicol Matthews, (name of officer or agent, title of officer or agent) of Charlotte Metro Credit Union (name of corporation acknowledging) a North Carolina (state or place of incorporation) corporation, on behalf of the corporation.



(Sign) Erin C. Laney (SEAL)

(Print) Erin C. Laney

Notary Public for: North Carolina

My Commission Expires: 12/11/21

Exhibit A

