

STATE OF SOUTH CAROLINA )

EASEMENT

COUNTY OF LEXINGTON )

For and in consideration of the sum of One (\$1.00) Dollar, each to the other paid, the receipt of which is hereby acknowledged, **PALMETTO WASTEWATER RECLAMATION, LLC** (also hereinafter referred to as "Grantor") does hereby grant unto the **CITY OF COLUMBIA** (also hereinafter referred to as "Grantee"), its successors and assigns, a permanent, exclusive easement **variable (0' x 95' x 64.6' x 90.7') feet in width**, also a temporary construction easement, **variable (15' to 50' to 52.2')** feet in width, for construction purposes only, together with the right of ingress and egress at all times for the purpose of constructing, operating, reconstructing and maintaining a **sanitary sewer main** and with the right to remove shrubbery, trees and other growth from the easement and construction areas provided that the property will be restored to as nearly as practicable to its original condition upon completion of the construction and any trees which must be removed shall be moved from the premises and any damaged shrubbery will be replaced with the same variety from nursery stock, said easement to run through the property which Grantor owns or in which Grantor has an interest, situate, lying and being:

In the State of South Carolina, County of Lexington, near the city of Columbia, located on the northwestern side of Interstate 20 at 2535 Rolling Pines Road, Columbia, SC 29210, and being further identified as Lexington County tax map #003697-08-001, as shown on tax maps prepared by the office of the Lexington County Tax Assessor, 2024 Edition.

A permanent, exclusive easement for a sanitary sewer main, variable (0' x 95' x 64.6' x 90.7') feet in width beginning on the common boundary of northwestern right-of-way of Interstate 20 and the southeastern property line of the subject property at a point fifteen (15) feet S48°36'48"W of the easternmost property corner of the subject property and extending therefrom in a southwesterly direction along the southeastern property line of the subject property, for a distance of sixty-four and six tenths (64.6) feet to a point; thence turning and extending therefrom in a northeasterly direction along the subject property, for a distance of ninety and seven tenths (90.7) feet to intersect the southwestern boundary of an existing 15' Exclusive City of Columbia Sanitary Sewer Easement (CF#60-32, Div. I); thence turning and extending therefrom in a southeasterly direction along the southwestern boundary of said existing 15' Exclusive City of Columbia Sanitary Sewer Easement, for a distance of ninety-five (95) feet to intersect the southeastern property line of the subject property at a point fifteen (15) feet southwest of the easternmost property corner of the

APPROVED AS TO FORM

  
Legal Department City of Columbia, SC

9/13/2024

subject property, also being the point of beginning; thence terminating. Be all measurements a little more or less.

Also, a variable (15' to 50' to 52.2') feet in width temporary construction easement as shown on the attached Exhibit "A". Said variable width temporary construction easement shall expire at the completion of this project, subject to resurrection upon circumstances posing a danger to health and safety.

This easement being more clearly shown and delineated on an easement drawing for Sanitary Sewer Relocation for Carolina Crossroad, Phase 3C, Tract 606, drawing 1 of 1, dated September 6, 2024, prepared by the City of Columbia for the City of Columbia, South Carolina and being on file in the Office of the Department of Engineering, City of Columbia, South Carolina under City File reference #250-631.

A copy of said easement drawing being attached hereto and made part hereof as Exhibit "A".

TCW (easement 1 of 1)

**(THE REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK)**

TO HAVE AND TO HOLD the aforesaid rights to the Grantee, its successors and assigns, as aforesaid, forever.

And the Grantor does hereby bind the Grantor and Grantor's successors and assigns to warrant and forever defend all and singular the said premises unto Grantee, its successors and assigns against the Grantor and Grantor's successors and assigns and against every person whomsoever lawfully claiming, or to claim, the same or any part thereof.

WITNESS the hand and seal of the Grantor this 31 day of October, 2024.

WITNESSES:

PALMETTO WASTEWATER RECLAMATION, LLC

Christophe A  
Witness #1 Signature  
Patrick Johnson  
Witness #2 Signature

BY: Adam Deik  
(Signature)  
NAME: Adam Deik  
(Print Name)  
TITLE: VP Engineering  
(Print Title)

STATE OF South Carolina

ACKNOWLEDGEMENT

COUNTY OF Richland

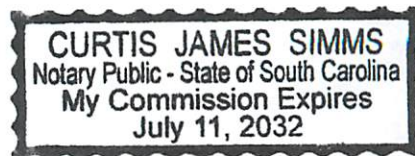
The foregoing instrument was acknowledged before me this 31<sup>st</sup> day of October, 2024 by Adam Deik, VP of Eigen, SC on behalf of the  
(Name and Title of Officer) (City and State)

within-named Grantor.

Curtis James Simms  
(Notary's Signature)

NOTARY PUBLIC FOR: South Carolina  
(State)

MY COMMISSION EXPIRES: 07/11/2032  
(Date)



Attorney Certification

I, \_\_\_\_\_, an attorney licensed to practice in the State of \_\_\_\_\_ do hereby certify that I supervised the execution of the attached Sanitary Sewer Relocation for Carolina Crossroads, Phase 3C, Tract 606 with PALMETTO WASTEWATER RECLAMATION, LLC, as Grantor and the City of Columbia, as Grantee this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

\_\_\_\_\_  
(Signature) State Bar Number: \_\_\_\_\_

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CURTIS JAMES SIMMS  
Notary Public - State of South Carolina  
My Commission Expires  
July 17, 2025

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