

TO HAVE AND TO HOLD, all and singular the said premises before mentioned unto the said Grantee, Grantee's successors and assigns forever.

And the Grantor does hereby bind itself and its successors, to warrant and forever defend all and singular the premises unto the Grantee, its Successors and Assigns against themselves and their heirs and against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

_____,
acknowledges that said streets or roads are located by it; that the construction and maintenance of said streets or roads will tend to collect surface waters into artificial channels and cast same onto the lands adjoining said rights of way in concentrated form, through interference with the natural flow of such surface waters; that the Town of Lexington does not hold itself out to perform, nor does it have equipment and material or appropriations of money to purchase equipment and material necessary to adequately pipe and ditch the lands adjoining the said rights of way (the contemplated road beds) for the purpose of removing the surface waters or to provide means so that the natural flow of water shall not be impounded or interred with to the damage of adjoining lands; and it is therefore agreed as one of the material considerations and inducements for maintaining said streets or roads by the Town of Lexington that _____ does hereby release the Town of Lexington from, and does hereby assume all risks of loss, damage, destruction or claims of every kind or description, present or future, caused to, or suffered by _____, its assigns or successors in title to property adjoining said rights of way resulting from the collection of, or interference with, the natural flow of surface water, due to the construction, maintenance and repair of said streets or roads creating or resulting in a nuisance or of the taking of property without due process of law.

It being understood and agreed by and between the parties hereto that _____ shall guarantee the above described streets and roads and the accompanying drainage system for a period of three years from the recordation date of this deed, and shall make any and all repairs as become necessary in the sole judgment of The Town of Lexington or its representative.

IN WITNESS WHEREOF, the Grantors have hereunto set our hands and seals this day of _____, 20 _____.

SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:

GRANTOR:

_____ # 1 Witness

By: _____
Type Name here

_____ # 2 Witness (can be notary)

Its: _____
Type title here

STATE OF South Carolina)
)
COUNTY OF Lexington)

PROBATE

PERSONALLY appeared before me, the undersigned and made oath that s/he saw the within-named _____ by _____, its _____ sign, seal and as its act and deed deliver the within-written Easement for the uses and purposes subscribed above, witnessed the execution thereof.

SWORN to before me this _____ day of _____, 20_____.

Witness:

Notary (L.S.)

1 Witness

Notary Public for: _____

My Commission Expires: _____

The undersigned does hereby accept the within conveyance.

WITNESS:

THE TOWN OF LEXINGTON

By: _____

Its: _____

STATE OF SOUTH CAROLINA)
)
COUNTY OF LEXINGTON)

PROBATE

PERSONALLY appeared before me the undersigned witness, who, being duly sworn, says that (s)he saw the within-named Town of Lexington, by _____, its _____, sign, seal and deliver the within Easement; and that (s)he with the other witness whose signature appears above witnessed the execution thereof.

(Witness)

SWORN to before me this _____ day of _____, _____.

(L.S.)

NOTARY PUBLIC FOR SOUTH CAROLINA

My Commission Expires: _____