

Easement # 904891

State of South Carolina

County of Jasper

OR BK 1135 PG 555 - 558 (4)
202300005650 10/05/2023 10:39:32 AM
eFiled for Record in JASPER COUNTY, SC ROD
EASE Fee: \$25.00
State Tax: \$0.00 Local Tax: \$0.00
Vanessa Wright, Registrar

KNOW ALL MEN BY THESE PRESENTS that I (WE) **iGEN LEASING SYSYEMS, LLC** of the County and State aforesaid, hereinafter sometimes referred to as "Grantor" (whether singular or plural), for and in consideration of the sum of One Dollar (\$1.00) to me (us) in hand paid, receipt of which is hereby acknowledged at and before signing and sealing of these presents, do hereby bargain, grant and convey to the **DOMINION ENERGY SOUTH CAROLINA, INC.**, a South Carolina corporation having its principal office in Cayce, South Carolina, hereinafter sometimes referred to as "Grantee", a right of way, over such route as Grantee has selected, having a variable width upon, over, under and across lands of Grantor situated in the County of Jasper, State of South Carolina, described as follows: Being a tract of land containing **10.00** acres, more or less, and being the same lands conveyed to Grantor by deed of **Glover Real Estate, LLC**, dated or recorded **September 28, 2022** and recorded in the Register of Deeds Office for **Jasper County** in Deed Book **1110** at Page **1095** (the "Property").

Said property is a tract of land located along the easterly side of Kato Bay Road and the westerly side of I-95, in or near the Town of Hardeeville.

Right-of-way is as more fully shown on Dominion Energy South Carolina, Inc. drawing PA-10513-60307, attached hereto as "EXHIBIT A".

TMS: 042-00-02-024 (FORMERLY A PORTION OF TMS NO.: 042-00-02-012).

Together with the right to construct, maintain, operate, replace and alter thereon and thereunder one or more lines for the transmission or distribution of electric energy, consisting of supporting structures, overhead and underground conductors and lightning protective wires, municipal, public or private communication wires, guys, push braces and other accessory apparatus and equipment deemed by Grantee to be necessary or desirable thereof, as well as the right to install, maintain and use anchors and guy wires on land adjacent to the right of way herein granted; and also the right to construct, maintain, operate, replace and alter thereon and thereunder a line or lines of pipe to be buried to such depth so that it will not interfere with ordinary cultivation of said land, with valves, tieovers and appurtenant facilities, for the transportation of gas, oil petroleum products or any other liquids, gases or substances which can be transported through a pipe line.

Together also with the right from time to time to redesign, rebuild or alter said lines and to install such additional lines, apparatus and equipment as Grantee may at any time deem necessary or desirable, and the right to remove any line or any part thereof.

Together also with the right of ingress, egress, and access to and from the right of way across and upon the Property as may be necessary or convenient for purposes connected with said right of way.

Grantee shall have the right from time to time to remove or clear and keep clear such trees, underbrush, structures and other obstructions upon said right of way and such trees ("danger trees") beyond the same as in the judgment of Grantee may interfere with or endanger said lines or appurtenances when erected; provided that Grantee will pay to Grantor the fair market value of such danger trees at the time of cutting as determined by a registered professional forester, and the right of entry upon said property of Grantor for all of the purposes aforesaid.

PROVIDED, however, any damage to the property of Grantor (other than to property cleared or removed as hereinbefore provided) caused by Grantee in the course of constructing, rebuilding or repairing said lines shall be borne by Grantee.

Reserving, however, to Grantor the right to cultivate and use the ground within the limits of said right of way, provided that such use shall not interfere with or obstruct the rights herein granted, and provided further that no building or other structure shall be erected by Grantor within the width of said right of way.

And it is a condition of this grant that Grantee shall tender, and Grantor shall accept, Grantee's check in the sum of **Two Hundred Eighty Eight Thousand and No/100 Dollars (\$288,000.00)**. Should any liens and encumbrances exist, Grantee reserves the right at its discretion to pay all or any portion of the consideration for this agreement to the holders of any liens on the Property. Such payments to lien holders shall be part of the consideration for this agreement to the same effect as if made directly to the Grantor. **TO HAVE AND TO HOLD** the aforesaid rights by Grantee, its successors and assigns, as aforesaid.

And Grantor agrees to warrant and forever defend the above granted rights against themselves or their heirs and against any other person lawfully claiming or to claim the same or any part thereof.

The word "Grantor" shall include Grantor's heirs, executors, administrators, successors, and assigns, as the case may be. The word "Grantee" shall include Grantee's successors and assigns and its wholly or partially owned subsidiaries.

[SIGNATURES TO FOLLOW]

Easement # 904891IN WITNESS WHEREOF, Grantor has duly executed this indenture the 28th day of **SEPTEMBER, 2023**.

WITNESS:

iGEN LEASING SYSYEMS, LLCBy: [Signature] (SEAL)Kate McClain

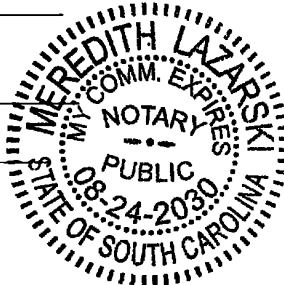
1st Witness

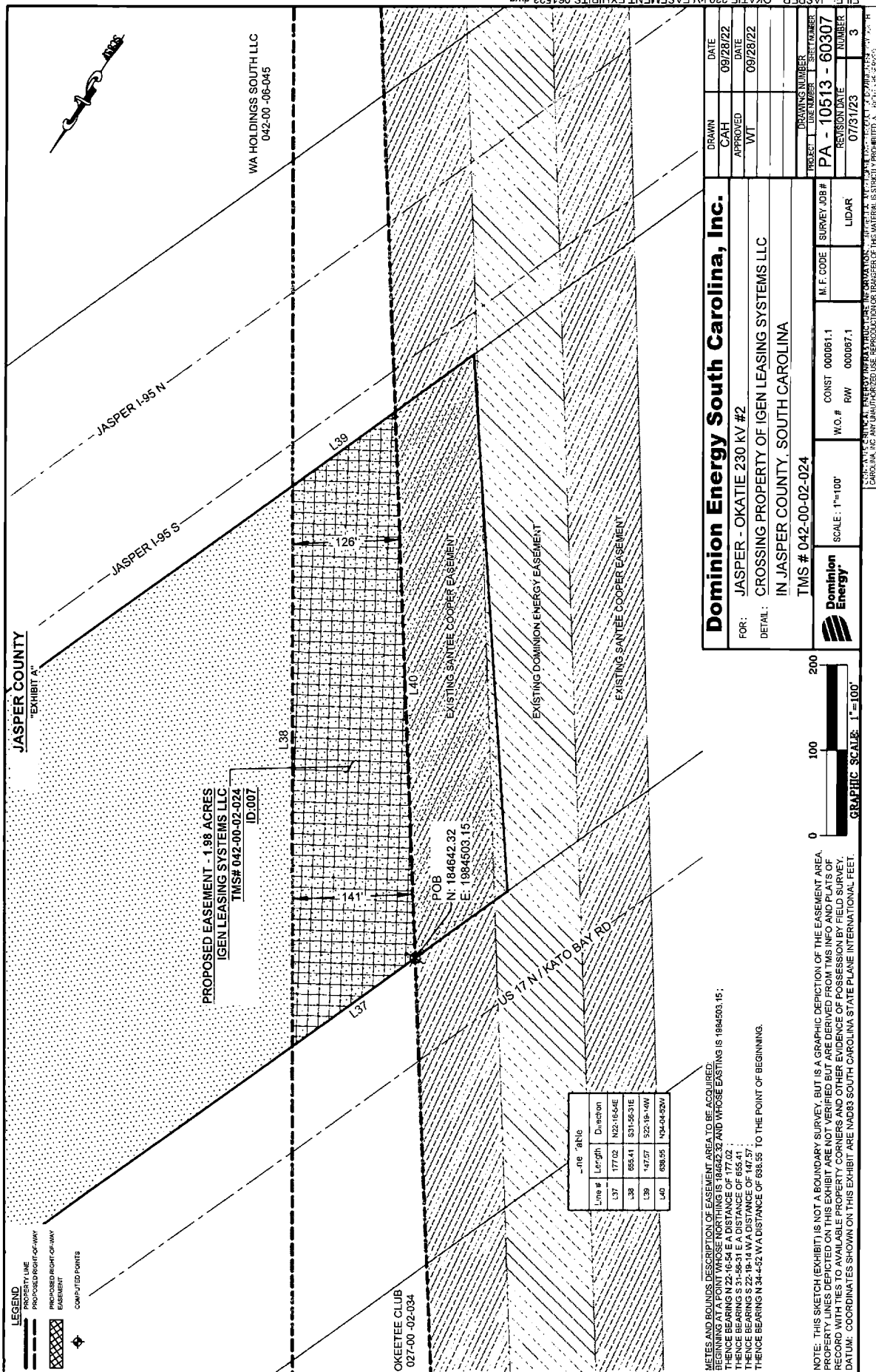
[Signature]

2nd Witness

GLEN GRACE
Print Name**AUTHORIZED SIGNATORY**
TitleSTATE OF SOUTH CAROLINA)
COUNTY OF BEAUFORT)**ACKNOWLEDGMENT**The foregoing instrument was acknowledged before me, the undersigned Notary, and I do hereby certify that the within named **GLEN GRACE, AUTHORIZED SIGNATORY** of **iGEN LEASING SYSYEMS, LLC** personally appeared before me this day and that the above named acknowledged the due execution of the foregoing instrument.Sworn to before me this 28th day of **SEPTEMBER, 2023**[Signature]
Signature of Notary Public State of SCMy commission expires: 8/24/2030Meredith Lazarski

Print Name of Notary Public

**RIGHT OF WAY GRANT TO
DOMINION ENERGY SOUTH CAROLINA, INC.**Line: **Okatie - Riverport 230 kV**County: **Jasper**R/W File Number: **26191**Grantor(s): **iGEN LEASING SYSYEMS, LLC**Return to: **DESC**



AFFIDAVIT OF TRUE CONSIDERATION

STATE OF SOUTH CAROLINA)
)
COUNTY OF JASPER)

PERSONALLY appeared before me the undersigned, who is duly sworn, deposes and says that the following is a true and correct statement concerning the **CONSIDERATION** for the conveyance set forth below, and concerning any **EXEMPTION** claimed under the laws of the State of South Carolina:

GRANTOR(S):	IGEN Leasing Systems, LLC
GRANTEE(S):	Dominion Energy South Carolina, Inc.
GRANTEE MAILING ADDRESS:	220 Operation Way, MC J48 Cayce, SC 29033
DATE OF CONVEYANCE:	September 28, 2023
TRUE CONSIDERATION:	\$1.00
TAX DISTRICT / MAP / PARCEL / BLOCK #:	Jasper Co. TMS #: 042-00-02-012

(NOTE: This information must also appear on the Deed.)

*****South Carolina State Recording Exemption 12-24-40 sub par # 2***

Signed: _____
Printed Name: Gregory M. Alford

Sworn to and subscribed before me on
This 4TH Day of October 4, 2023.

WALLISON
 Notary Public for South Carolina
 My Commission Expires 5/19/2026

OFFICE OF REGISTER OF DEEDS USE ONLY

State Stamps Collected: \$ _____

Recording Date:

Transfer Fees Collected: \$ _____

Book: _____ Page: _____