

North Carolina
Granville County

BEDELL LANE

Private Road Maintenance
Agreement

THIS AGREEMENT, made and entered into this _____ day of _____, _____ by and among the undersigned individuals being the owners of those Parcels of land located on Bedell Lane and being more particularly describes as Map _____ Page _____ Granville County Registry do hereby agree and covenant with all person, firms, or corporations, now owning and hereafter acquiring any of the area included within the above referenced land, that all are hereby subjected to the following road maintenance agreement, running with said properties with said properties by whomsoever owned, to wit:

- (1) Bedell Lane as shown on the map described above shall be a private street but is dedicated for the use of all owners of tracts shown on the map described and the general public.
- (2) There is hereby created a Property Owner's Association for the purpose of maintaining the road shown on the map as well as establishing rules establishing speed limits.
- (3) Each owner of a lot abutting one of these streets shall be a member of the Property Owner's Association and shall be entitled to one vote per recorded tract owned at the annual meeting of such association to be held on the second Tuesday of May of each year, commencing in year 2024. At the annual meeting there shall be elected a Board of Directors for the Property Owner's Association consisting of three members and the three members so elected shall be responsible for contracting and providing for the street maintenance and assessing the owners abutting the private street.
- (4) In the event an owner fails to pay his proportionate part of the street maintenance, based on recorded tract owned, the association may enforce such payment through civil action be instituted for such purpose in the General Court of Justice of Granville County North Carolina.
- (5) The declarants, their heirs and assigns reserve the right to grant a general road easement to the North Carolina Department of Transportation or other governmental authority if improvements are made by them which allow the roads to be brought into the public system.

Property Owners
