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STATE OF NORTH CAROLINA

**RECIPROCAL EASEMENT AGREEMENT
FOR A SHARED POND**

COUNTY OF FRANKLIN

THIS RECIPROCAL EASEMENT AGREEMENT FOR A SHARED POND is made and entered into the 1st day of June, 2018, between **WILLIAM K. WEST, SR. and spouse, SUZANNE McLEOD WEST**, Grantors/Grantees (hereafter WEST), and **CHRISTOPHER MICHAEL TEMPLETON and spouse, BROOKE WEST TEMPLETON**, Grantors/Grantees (hereafter TEMPLETON).

WITNESSETH:

WEST is the owner of the 12.000 acres parcel designated as Lot 2 on the Recombination Plat Survey for William K. West, Sr. and Suzanne Mcleod West as recorded in Plat Book 2018, Page 126 of the Franklin County Registry (hereafter Lot 2).

That property is, for the purposes of this easement, both the dominant and the servient estates, as necessitated by the location of the pond.

TEMPLETON is the owner of the 4.246 acres parcel designated as Lot 1 on the Recombination Plat Survey for William K. West, Sr. and Suzanne Mcleod West as recorded in Plat Book 2018, Page 126 of the Franklin County Registry (hereafter Lot 1).

That property is, for the purposes of this easement, both the dominant and the servient estates, as necessitated by the location of the pond.

RECITALS:

There is an existing pond located on along the common boundary between Lot 2 and Lot 1.

It is the intention of the parties that this agreement shall grant easements as necessary for the use of the pond, wherever the pond is located, and establish the maintenance responsibilities of the parties.

THEREFORE, WEST, for a valuable consideration paid, the receipt and sufficiency of which is hereby acknowledged, and to the extent the pond is located upon Lot 2, does grant, bargain, sell and convey unto TEMPLETON, their heirs, successors and assigns, an appurtenant and permanent right, privilege and easement for the common use and enjoyment of the pond. The easement includes the right of ingress and egress to inspect and maintain the pond.

AND THEREFORE, TEMPLETON, for a valuable consideration paid, the receipt and sufficiency of which is hereby acknowledged, and to the extent the pond is located upon Lot 1, does grant, bargain, sell and convey unto WEST, their heirs, successors and assigns, an appurtenant and permanent right, privilege and easement for the common use and enjoyment of the pond. The easement includes the right of ingress and egress to inspect and maintain the pond.

Maintenance of the common components of the pond shall be equitably allocated between the users based upon use. Maintenance of components benefiting only one lot, such a dock, shall be the responsibility of the owner of the lot benefited. Damage to the pond caused by a particular lot owner shall be the responsibility of the lot owner that caused the damage.

TO HAVE AND TO HOLD this easement with all privileges and appurtenances thereto belonging unto both parties, their heirs, successors and assigns.

IN WITNESS WHEREOF, the parties hereto have set their hands and seals, as of the day first written above.

William K. West Sr. (SEAL)
WILLIAM K. WEST, SR.

Suzanne McLeod West (SEAL)
SUZANNE McLEOD WEST

Christopher Michael Templeton (SEAL)
CHRISTOPHER MICHAEL TEMPLETON

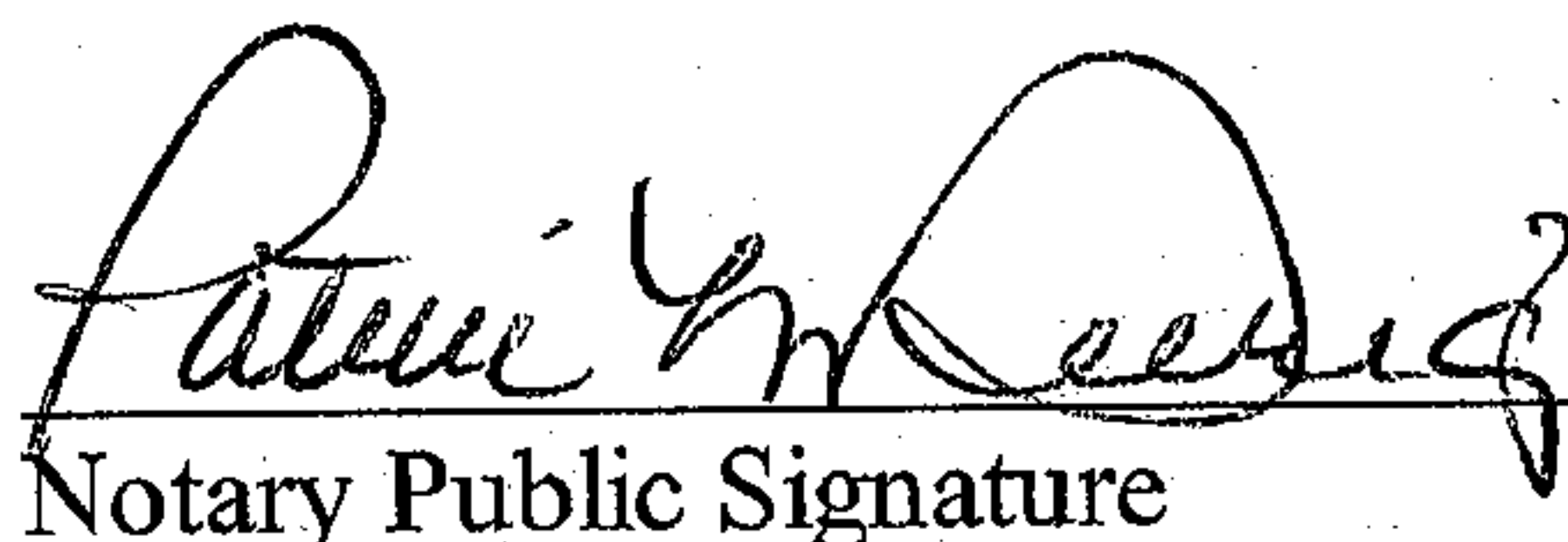
Brooke Templeton (SEAL)
BROOKE WEST TEMPLETON

STATE OF NORTH CAROLINA

COUNTY OF Durham

I, Patricia M. Deering, a Notary Public for the County of Durham State of North Carolina, do hereby certify that WILLIAM K. WEST, SR. and spouse, SUZANNE McLEOD WEST who are known to me or proved to me on the basis of satisfactory evidence to be the persons described, personally appeared before me this day, acknowledged to me that they voluntarily signed the foregoing instrument for the purposes stated therein, and in the capacity indicated.

Witness my hand and official seal this the 1st day of June, 2018.



Notary Public Signature

Patricia M. Deering

Printed or Typed Name Notary Public

My commission expires: 2-17-2022

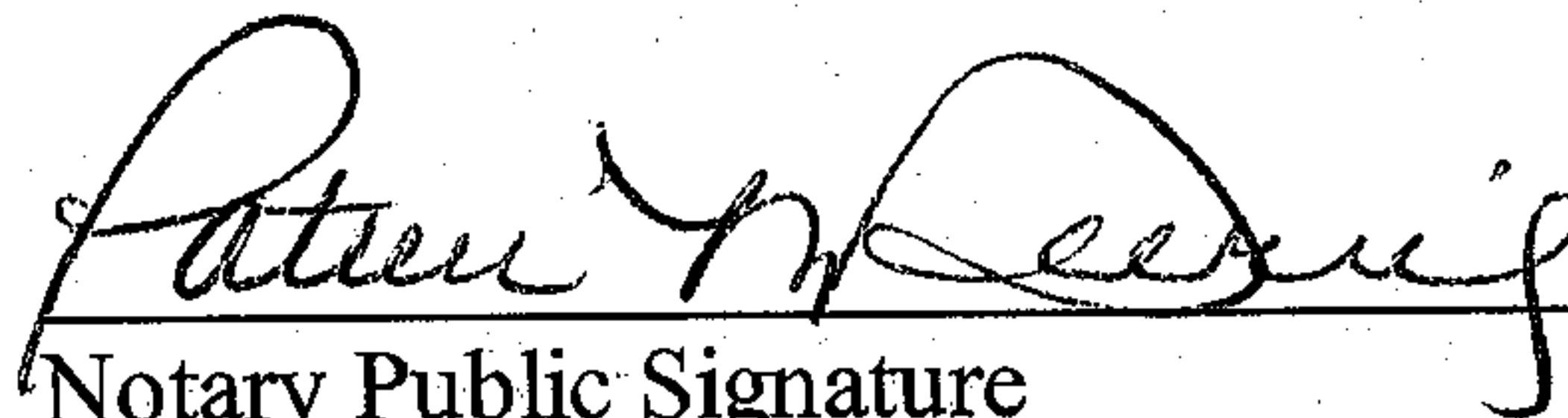
Patricia M Deering
NOTARY PUBLIC
Durham County, NC
My Commission Expires February 17, 2022

STATE OF NORTH CAROLINA

COUNTY OF Durham

I, Patricia M. Deering, a Notary Public for the County of Durham State of North Carolina, do hereby certify that CHRISTOPHER MICHAEL TEMPLETON and spouse, BROOKE WEST TEMPLETON who are known to me or proved to me on the basis of satisfactory evidence to be the persons described, personally appeared before me this day, acknowledged to me that they voluntarily signed the foregoing instrument for the purposes stated therein, and in the capacity indicated.

Witness my hand and official seal this the 1st day of June, 2018.



Notary Public Signature

Patricia M. Deering

Printed or Typed Name Notary Public

Patricia M Deering
NOTARY PUBLIC
Durham County, NC
My Commission Expires February 17, 2022

My commission expires: *2-17-2022*

**Patricia M Deering
NOTARY PUBLIC
Durham County, NC
My Commission Expires February 17, 2022**