

NORTH CAROLINA

WAKE COUNTY

EASEMENT AGREEMENT FOR
JOINT WALKWAY

Prepared by and return to Angela W. Morris
5000 Falls of Neuse Road, Ste. 400, Raleigh, NC 27609

THIS EASEMENT AGREEMENT FOR JOINT WALKWAY, made and entered into this the 15th day of November, 2023, by and among CAYLEN RAMMEL AND STEPHEN RAMMEL, residents of Wake County, North Carolina; and, DONALD CRAIG BILLOW AND LEONORA TRINIDAD BILLOW, TRUSTEES OF THE DONALD CRAIG BILLOW AND LEONORA TRINIDAD BILLOW REVOCABLE LIVING TRUST DATED AUGUST 16, 2018, of Wake County, North Carolina.

WITNESSETH:

WHEREAS, Caylen and Stephen Rammel, are the owners of a certain lot or parcel of land and the improvements thereon at 945 MERE OAK DR. RALEIGH, NC 27615, Wake County, North Carolina, the same having been conveyed to them by deed recorded in Book 19310, at Page 816, in the office of the Register of Deeds of Wake County;

WHEREAS, The Donald Craig Billow and Leonora Trinidad Billow Revocable Living Trust Dated August 16, 2018 is the owner(s) of a certain lot or parcel of land and the improvements thereon at 941 MERE OAK DR. RALEIGH, NC 27615, Wake County, North Carolina, the same having been conveyed to them by deed recorded in Book 17399, at Page 1373, in the office of the Register of Deeds of Wake County;

WHEREAS, there is a joint walkway located on portions of the two lots, which joint walkway serve both lots; and whereas the parties agree that it would be for their mutual interest to establish a joint walkway of record.

Submitted electronically by AW MORRIS LAW, PLLC in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Wake County Register of Deeds.

NOW, THEREFORE, it is mutually agreed that a joint walkway is established for the common use of the two lots bordering thereon in their present location and dimensions. The Parties to this Agreement hereby grant and convey to one another, their affiliates, heirs, assigns and successors in title an easement of ingress, egress, and regress over the entire walkway located between the two existing lots. The walkway being located between the two lots at N.81° 55' 29"E. 2.56 feet, then, S.9° 21' 17"E. 44.44 feet, then, S.80° 07' 42"W. 3.02 feet, then, S.9° 03' 10"E. 44.49 feet, to the point of beginning.

And in consideration of the mutual rights and advantages above set out, the Parties to this Agreement hereby give, grant, and convey each unto the other the perpetual right and easement of egress, ingress, and regress over and upon said walkway as above described. The parties agree for themselves, their heirs and assigns not to obstruct or block the walkway, to exercise courtesy and consideration for the other in using the walkway and to share equally in the cost of maintaining and repairing the walkway.

To have and to hold the rights and easements hereby granted to the respective parties and their successors in title forever, it being agreed that the rights and easements hereby granted are for the common use of, are appurtenant to, and run with the two parcels of land bordering thereon and above referred to.

[SIGNATURES ON FOLLOWING PAGES]

IN TESTIMONY WHEREOF the said parties have hereunto set their hands and seals the day and year first above written.

 (SEAL)
CAYLEN RAMMEL

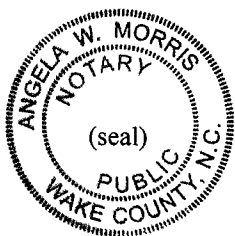
 (SEAL)
STEPHEN RAMMEL

STATE OF NORTH CAROLINA

COUNTY OF Wake

I, Angela W. Morris, a Notary Public of the County and State aforesaid, certify that the following person(s) appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purposes stated therein and in the capacity indicated: CAYLEN RAMMEL AND STEPHEN RAMMEL

Witness my hand and official stamp or seal this 15 day of November 2023.

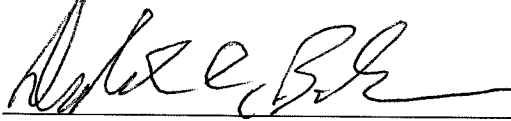



Notary Public

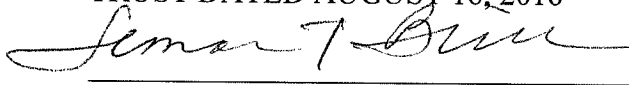
Angela W. Morris
Printed Name of Notary Public

My Commission Expires: 8/1/24

IN TESTIMONY WHEREOF the said parties have hereunto set their hands and seals the day and year first above written.

 (SEAL)

DONALD CRAIG BILLOW, as Co-Trustee of the
DONALD CRAIG BILLOW AND LEONORA
TRINIDAD BILLOW REVOCABLE LIVING
TRUST DATED AUGUST 16, 2018

 (SEAL)

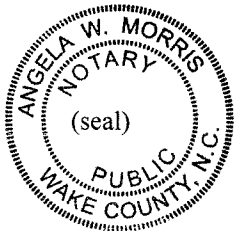
LEONORA TRINIDAD BILLOW, as Co-Trustee
of the DONALD CRAIG BILLOW AND
LEONORA TRINIDAD BILLOW REVOCABLE
LIVING TRUST DATED AUGUST 16, 2018

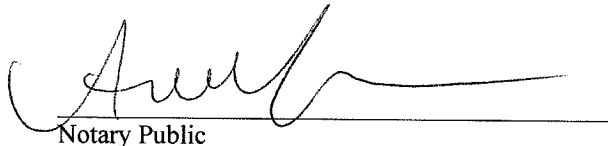
STATE OF NORTH CAROLINA

COUNTY OF Wake

I, Angela W. Morris, a Notary Public of the County and State aforesaid, certify that the following person(s) appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purposes stated therein and in the capacity indicated: DONALD CRAIG BILLOW AND LEONORA TRINIDAD BILLOW, AS TRUSTEES OF THE DONALD CRAIG BILLOW AND LEONORA TRINIDAD BILLOW REVOCABLE LIVING TRUST DATED AUGUST 16, 2018

Witness my hand and official stamp or seal this 15 day of November 2023.




Notary Public

Angela W. Morris
Printed Name of Notary Public

My Commission Expires: 8/1/24