

WAKE COUNTY, NC 304
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
05/13/2010 AT 15:47:56

BOOK:013939 PAGE:02788 - 02792

NORTH CAROLINA

WAKE COUNTY

ROAD MAINTENANCE AGREEMENT

Prepared By & Return To:

The McCall Law Firm, PC
5540 Centerview Drive
Suite 310
Raleigh, NC 27606

THIS AGREEMENT, made the 28th day of April, 2010 by **LEALOR SYVON BARNES** hereinafter referred to as "Owner";

WITNESSETH

WHEREAS, the Owner owns a certain 11.02 acre tract property with the Wake County Real Estate ID 0116624 along Jones Cousins Way, Zebulon, Wake County, North Carolina, (hereinafter "the Barnes Tract"). Said property is adjacent to a certain 11.79 acre tract with the Wake County Real Estate ID 0037246 owned by Jerald R. Jones as shown in Deed Book 11944, Page 2068, Wake County Registry, (hereinafter "the Jones Tract").

WHEREAS, the Barnes Tract already enjoys access to and from the state maintained road across the Jones Tract via a thirty (30) foot easement as shown in Deed Book 11944, Page 2068, Wake County Registry.

WHEREAS, the Owner has filed, or will file simultaneously with this agreement, a Minor Subdivision Plat with the Wake County Register of Deeds at Plat Map 2010, Page 447 to include a two (2) acre tract out of the aforementioned Barnes Tract. A true and accurate copy of the plat to be recorded is attached hereto as Exhibit A and is incorporated by reference as if set forth in full hereunder.

WHEREAS, the Owner in filing the aforementioned plat, has granted an additional forty-five (45) foot easement to the new two (2) acre tract across the Barnes Tract. See Plat Map.

WHEREAS, the Owner is desirous of entering into this road maintenance agreement for not only the thirty (30) foot easement existing on the Jones Tract but also the forty-five (45) easement on the Barnes Tract.

NOW, THEREFORE, in consideration of the mutual benefits to be derived and other good and valuable consideration, the receipt of which is hereby acknowledged, the Owner agrees for herself and her heirs, successors, and assigns, to maintain the road described above, said agreement to be appurtenant to said three (3) tracts. The Owner, by this agreement, makes the costs of maintaining the road a charge against her respective two (2) lots.

**THE REMAINING PORTION OF THIS PAGE INTENTIONALLY LEFT BLANK
SIGNATURE PAGE TO FOLLOW**

IN WITNESS WHEREOF, **Lealer Syvon Barnes** has executed this road maintenance agreement the day and year first above written.

Lealer Syvon Barnes (seal)
Lealer Syvon Barnes

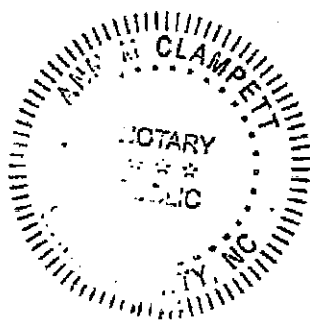
Acknowledgment:

State of North Carolina, Wake County

I, Ann M. Clampett a Notary Public of the County and State aforesaid, certify that **Lealer Syvon Barnes** personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 23rd day of April, 2010.

My commission expires: 10/2/2010

Ann M. Clampett
Notary Public



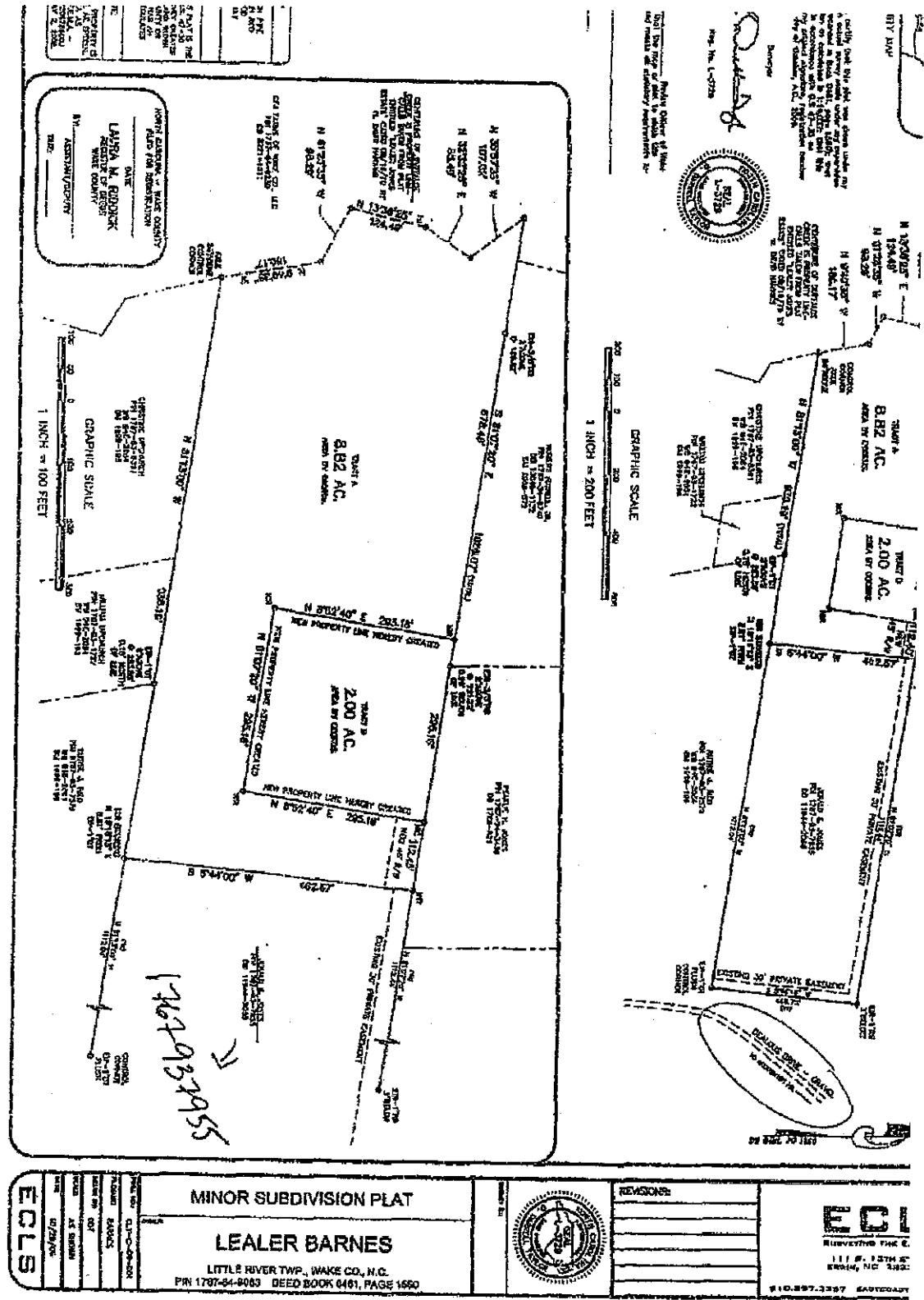


Exhibit A



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**Yellow probate sheet is a vital part of your recorded document.
Please retain with original document and submit for rerecording.**



Wake County Register of Deeds
Laura M. Biddick