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BRENDA D. BELL
Register Of Deeds

DECLARATION OF EASEMENT

THIS DECLARATION OF EASEMENT is made this 5 day of November, 1999, by McKnight Enterprises, Inc., a North Carolina corporation with a place of business in Mooresville, North Carolina (hereinafter called "Declarant").

WITNESSETH:

WHEREAS, Declarant is the owner of Lot 14 and Tract B more fully shown on a plat recorded in Plat Book 29, page 18, and Plat Book 31, page 110, Iredell County Registry, such area known as "Ashley Woods Subdivision"; and

WHEREAS, Lot 14 of such subdivision has need of additional real property on which to extend drain lines for a septic tank system to serve Lot 14.

NOW, THEREFORE, Declarant hereby declares that there shall be imposed on Tract B a 9,180 square foot easement, rectangular in shape to be located in the Northeast corner of Tract B, the Northern line of such easement to extend 85 feet along the Northern property line of Tract B and the Eastern line of such easement to extend 108 feet along the Eastern line of Tract B.

There is also imposed an additional easement on Tract B, such easement to be 10 feet in width and extending from the Southern line of the above-described 9,180 square foot easement, along the Western lines of Lots 13 and 14, to the Southern line of Tract B.

The purpose of the two easements is to provide for the continuing installation, reinstallation, repair and maintenance of septic tank drain lines and the surface area of the easement area, such line to serve the septic tank on Lot 14.

There is hereby imposed on Lot 14 the obligation to hold the owner of Tract B harmless from any and all liability resulting from injury or damage to persons or property arising out of the installation, repair or maintenance of the drain field area or drain lines. The owner of Lot 14 shall maintain, in an attractive manner the easement area and properly repair the ground cover and other damage to Tract B occasioned by the installation,

maintenance or repair of the drain lines.

This Easement shall be permanent, and shall run with the land.

IN TESTIMONY WHEREOF, the Declarant has hereunto set caused this Declaration of Easement to be executed in its name by it proper officers, effective the day and year set forth above.

MCKNIGHT ENTERPRISES, INC.

By: _____
President

ATTEST:

_____
Secretary

(Corporate Seal)

STATE OF NORTH CAROLINA
COUNTY OF IREDELL

I, Carla P. Tolly, a Notary Public of the County and State first written above, certify that Gail B. McKnight, personally came before me this day and acknowledged that she is the Secretary of McKnight Enterprises, Inc., a North Carolina corporation, and that by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by its President, sealed with its corporate seal and attested by her as its Secretary.

Witness my hand and official seal, this the 5th day of November, 1999.

My commission expires:

7-26-2004

_____
Notary Public

(Notary Seal)