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Fee Amt: $26.00 Page 1 of 2
Revenue Tax: $0.00
Iredell County, NC
Matthew J. McCall Register of Deeds
BK 2234 PG 716-717

Prepared by: Russell W. Chapman, Jr., Attorney at Law

IREDELL COUNTY)
)
STATE OF NORTH CAROLINA)

SEPTIC LINE EASEMENT

This Septic Line Easement Deed is made this 5th day of April, 2013, by and between **Carl Edwin Lindsey and wife, Helen S. Lindsey,** 144 Pinedell Acres Drive, Statesville, North Carolina 28677 (hereafter "Grantors"), and **Brandon Lee Teaster,** 138 Pinedell Acres Drive, Statesville, North Carolina 28677 (hereafter "Grantee"), all of Iredell County, North Carolina.

WITNESSETH:

That whereas, the said Grantors are the owners of a certain lot of land on the south side of Pinedell Acres Drive (SR 1373), the same being a 1.29 acre tract of land conveyed to them by deed recorded in Deed Book 509, Page 564, in the office of the Register of Deeds of Iredell County, North Carolina and having an Iredell County tax PIN of 4703-80-8228; and whereas, the said Grantee is the owner of a certain lot of land located on the south side of Pinedell Acres Drive and adjoining the western boundary of Grantors; the same being the land conveyed to him by deed recorded in Deed Book 2223, Page 972, in the office of the Register of Deeds of Iredell County, North Carolina and having an Iredell County tax PIN of 4703-80-7419; both of said deeds are hereby referred to for greater certainty of description; and whereas, the said Grantee desires to erect a dwelling upon his said lot of land and to install a septic tank and septic lines to service the dwelling; and whereas, it is necessary that in so doing said Grantee needs to extend the septic lines across the said land of the said Grantors as herein described;

Now, therefore, the said Grantors, for and in consideration of the sum of Ten Dollars ($10.00), and other good and valuable consideration, to them in hand paid, do hereby grant, bargain, sell, and convey unto the said Grantee a perpetual right and easement to install and maintain across and upon said land of Grantors septic lines extending from said lot of land of Grantee over and across a portion of the land of said Grantors as more particularly described as follows:

A rectangular tract of land having a northern boundary of the southern right of way margin of Pinedell Acres Drive, a western boundary of the western line of Grantors' land as above-described, a southern boundary of the southern boundary of the Grantors' land as above-described, and an eastern boundary being a line running along a storm water diversion ditch located on the property of the Grantors and being approximately 211 feet by 60 feet along the western line of Grantors' property (hereafter "the easement tract");

and to go upon the easement tract whenever the same is reasonably necessary for the purpose of inspecting, maintaining, repairing or replacing said septic lines and provided that in constructing and repairing said septic lines, the Grantee shall remove all surplus earth, make level the surface of the ground above said septic lines, and interfere as little as is reasonably possible with any plants, fences, or other improvements upon the land of Grantors.

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R.O.T.C