Type: CRP
Recorded: 05/13/2016 at 10:10:19 AM
Fee Amt: $26.00 Page 1 of 3
Revenue Tax: $0.00
Iredell County, NC
Matthew J. McCall Register of Deeds
BK 2419 PG 2005-2007

Instrument Prepared By: WINTHROP AND WINTHROP, 112 COURT STREET, STATESVILLE, NC 28677
Mail After Recording To: WINTHROP AND WINTHROP, P.O. BOX 964, STATESVILLE, NC 28687

EASEMENT DEED

State of North Carolina
County of Iredell

THIS EASEMENT DEED, made and entered into this 13 day of May, 2016, by and between **WAYNE I. ELLEDGE, aka IRA WAYNE ELLEDGE, and Wife, SANDRA F. ELLEDGE (Grantors),** and **WAYNE I. ELLEDGE, aka IRA WAYNE ELLEDGE, and Wife, SANDRA F. ELLEDGE (Grantees);**

WITNESSETH:

WHEREAS, Grantees are the owners of that certain 3.250 acre tract shown as Tract 3 on that Family Division Survey For Wayne I. Elledge & wife, Sandra F. Elledge prepared by Marty S. Cline, PLS, L-3361, dated October 30, 2015 which is attached hereto and incorporated herein by reference; and,

WHEREAS, Grantees have commenced the construction of a dwelling house on said 3.250 acre lot; and,

WHEREAS, Grantees have been informed by the Iredell County Health Department officials that they need additional space upon which to erect a sanitary sewage disposal system; and,

WHEREAS, Grantees have requested that the Grantors grant unto the Grantees an easement for said purposes over a portion of the Grantors' property which is a 0.574 acre tract shown as Tract 1 on the attached Family Division Survey For Wayne I. Elledge & wife, Sandra F. Elledge prepared by Marty S. Cline, PLS, L-3361, dated October 30, 2015; and,

WHEREAS, Grantors have agreed to convey an easement for sanitary sewer purposes.

NOW, THEREFORE, in consideration of the sum of Ten Dollars ($10.00) and other good and valuable consideration in hand received by the Grantors from the Grantees, the sufficiency of which is acknowledged, the Grantors hereby give, grant and convey unto the Grantees, their heirs, successors and assigns, an easement for purposes of installation, erection, maintenance and use of septic tank and septic drain field liens. The property over which this easement is granted is more particularly set out as Tract 1 on that Family Division Survey For Wayne I. Elledge & wife, Sandra F. Elledge prepared by Marty S. Cline, PLS, L-3361, dated October 30, 2015 which is attached hereto and incorporated herein by reference.

This easement and right of way are granted upon the express condition that the condition of the Grantors' property will be returned as nearly as possible to its natural condition as soon as installation of septic fields is completed and each time thereafter the line is disturbed.

TO HAVE AND TO HOLD to them the said Grantees, their heirs, successors and assigns, this easement and right of way, for the purposes herein stated only, to their use and behoof forever. It being the intent of the parties that the easement and right way granted herein shall run with the land known as Tract 1 as more particularly set out on that Family Division Survey For Wayne I. Elledge & wife, Sandra F. Elledge prepared by Marty S. Cline, PLS, L-3361, dated October 30, 2015 which is attached hereto and incorporated herein by reference.

THIS EASEMENT AMENDS AND SUPERSEDES THE PREVIOUS EASEMENT RECORDED IN DEED BOOK 2419, PAGE 371, IREDELL COUNTY REGISTRY, ON MAY 11, 2016.

IN WITNESS WEHREOF, this instrument has been executed the day and year first above written.

Wayne I Elledge (seal)
WAYNE I. ELLEDGE

Aka Wayne Elledge (seal)
Aka IRA WAYNE ELLEDGE

Sandra F. Elledge (seal)
SANDRA F. ELLEDGE

STATE OF NORTH CAROLINA

COUNTY OF IREDELL

I, the undersigned Notary Public of the County and State aforesaid, certify that **WAYNE I. ELLEDGE, aka IRA WAYNE ELLEDGE, and Wife, SANDRA F. ELLEDGE** personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed.

WITNESS my hand and Notarial stamp or seal this 13 day of May, 2016.

Cathy O. Hendren (seal)
Cathy O. Hendren, Notary Public
Notary's Printed or Typed Name

My Commission Expires:
6/27/2016

OFFICIAL
North Carolina - Iredell County
CATHY O. HENDREN
NOTARY PUBLIC