



2022000800

TRANSYLVANIA CO, NC FEE \$26.00

PRESENTED & RECORDED:

02-08-2022 11:36:04 AM

CINDY M OWNBEY

REGISTER OF DEEDS

BY: KARIN SMITH

DEPUTY REGISTER OF DEEDS

BK: DOC 1022

PG: 690-691

Prepared by: Jack Lyda PLLC 308 Martin Luther King Jr Blvd Hendersonville, NC 28792

Return to: Richard Daniel, PLLC

STATE OF NORTH CAROLINA  
COUNTY OF TRANSYLVANIA

**Road Maintenance Agreement**

WHEREAS, Robert Porter and Denise Porter are the owners of a certain tract of land lying in Transylvania County North Carolina more particularly described in a deed recorded in Deed Book 341 at Page 141 of the Transylvania County registry; and

WHEREAS, Christopher Irving and Mercedes Irving are the owners of a certain tract of land lying in Transylvania County North Carolina more particularly described in a deed recorded in Deed Book 952 at Page 18 of the Transylvania \_\_\_\_\_ County registry; and


WHEREAS, the parties to this agreement share a common driveway located on the property belonging to the parties; and


WHEREAS, said road is not currently maintained by the State of North Carolina.

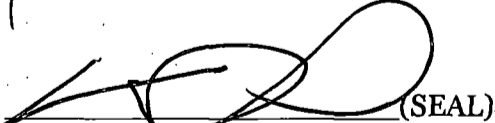
NOW THEREFORE for the mutual benefit of all users of said road the undersigned agree as follows:


- 1) **the undersigned do agree and covenant for the mutual benefit of each other that each obligates themselves, their heirs, successors and assigns, to jointly maintain or provide for the maintenance of said road for ingress, egress and regress to and from said road to the closest State maintained road. Said road shall be maintained in all weather conditions and shall be maintained to the condition in which it presently exists. The parties, their heirs, successors, and assigns shall share equally in the expense of maintaining any portion of the driveway they use to access their property. No party shall be obligated to contribute to the maintenance of any portion of the driveway which they do not use for access.**

This the 20<sup>th</sup> day of November, 2020.

  
\_\_\_\_\_  
Robert Porter (SEAL)

  
\_\_\_\_\_  
Denise Porter (SEAL)

  
\_\_\_\_\_  
Christopher Irving (SEAL)

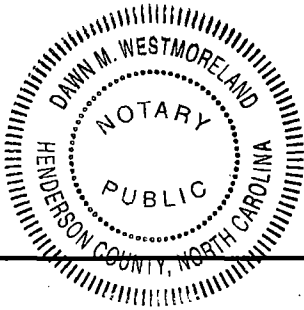
  
\_\_\_\_\_  
Mercedes Irving (SEAL)

State of North Carolina  
County of Henderson

I, <sup>M.</sup> Dawn Westmoreland, a notary public of the county and state aforesaid do hereby certify that Robert Porter and Denise Porter, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and seal this the 16<sup>th</sup> day of November, 2020.

My Commission Expires:  
10-02-2021



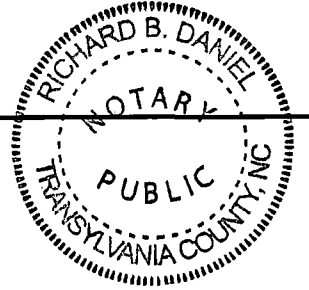
Dawn M Westmoreland  
Notary Public

State of North Carolina  
County of Ad Transylvania

I, Richard B. Daniel, a notary public of the county and state aforesaid do hereby certify that Christopher Irving and Mercedes Irving, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and seal this the 3rd day of September, 2020. ~~2021~~.

My Commission Expires: July 4, 2024



Richard B. Daniel  
Notary Public