

19500 WEAVER`S CR

00141106

5/29/2007

duponbj

Groundwater and Wastewater Services File Imaging Project
May 2007
Barcode Font = IDAutomationHC39M

CERTIFICATE OF COMPLETION/OPERATION PERMIT

MECKLENBURG COUNTY ENVIRONMENTAL HEALTH
1200 BLYTHE BOULEVARD
CHARLOTTE, NC 28203
PHONE (704) 376-4603

FILE: 5065A DATE: 9/29/89

TC: 001-411-05 ☑ L ☐ CRT

SERIAL № 12194

Name of Owner James A. Coates Juris.:

Address of Property 19500 Weavers Circle

Inspection Data:

Tank Material PCC

Total Length of Drainfield 400'

Number of Lines 4 @ 100'

Cover Depth 10"

Water Supply Source well

Distance to Water Source >50

Excavation Inspected 9/29/89

Tank(s) Inspected 9/29/89

Wash Line Inspected NA

High Water Alarm Inspected NA

PLOT

Design: 1989, 1500ST, 1200SFT, 12"stone, cecil, CON CTR# 99

The undersigned has inspected the Septic Tank System described above, and certifies it has been

☒ installed or constructed ☐ altered or repaired

☒ in accordance with the permit issued ☐ as detailed in the plot above

and meets the provisions of 10 NCAC 10A .1900, "Laws And Rules For Sanitary Sewage Collection, Treatment, And Disposal" in effect on the date of issuance of the permit. The issuance of this

☒ Certificate of Completion ☐ Operation Permit

does not in any way guarantee that the system will operate properly or relieve any person now or hereafter owning, controlling, or using such system from any liability resulting from the failure of the system to operate properly. This document is issued subject to those restrictions and conditions shown on the permit(s) and the provisions of 10 NCAC 10A .1900 in addition to those listed below under "COMMENTS." This document shall be null and void if any information contained in the application is untrue or if any additions are made to the property which would increase the requirements for said system.

COMMENTS: System designed for 3 bedroom house

Repair System must have lift station

Instructed to redraw system 9/5/89 by G. Vaughn

Philo S. Walker
Environmentalist

Mecklenburg County services are available without regard to ethnic origin, sex, or disability.

INSTALLATION, CONSTRUCTION, ALTERATION, AND/OR REPAIR PERMIT

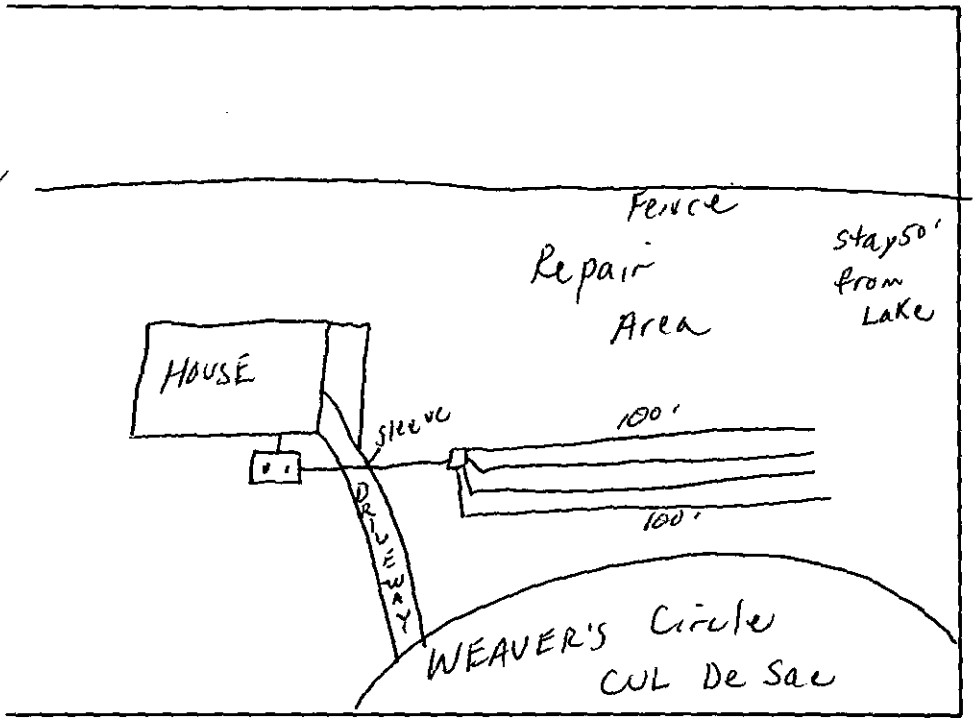
MECKLENBURG COUNTY · ENVIRONMENTAL HEALTH ·
1200 BLYTHE BOULEVARD
CHARLOTTE, NC 28203
PHONE (704) 376-4603

FILE: 5065A DATE: 9/5/89

TC: 001-411-05 ☐ L Redrawned

SERIAL № 12961

Permission is hereby given to ✓ Install or Construct, _____ Alter or Repair the individual septic tank wastewater treatment system with subsurface, soil absorption, effluent discharge as specified herein at the described location. This permit is granted based upon the information supplied in the application dated March 22, 1989. All work shall be completed on or before 10/5/89, after which date this permit shall be null and void. The system shall meet all of the construction requirements of 10 NCAC 10A .1900 which are in effect on the date of the granting of this permit. A Certificate of Completion or an Operation Permit must be obtained from the Mecklenburg County Department of Environmental Health before any system can be covered up or placed into service. The issuance of this permit does not in any way guarantee that the system anticipated to be constructed will operate properly, or relieve any person now or hereafter owning, controlling or using such system from any liability resulting from the failure of the system to operate properly.



PLOT OF SYSTEM

Liquid Capacity of Septic Tank 1500 gallons

Liquid Capacity of Dosing Tank – gallons

Tank Construction PCC

Absorption and/or Nitrification Lines:

Trench Width 3' feet

Total Line Length 400' feet

Number of Lines 4

Depth of Stone 12 inches

Distance from House 5 feet

Distance from Property Line 10 feet

Distance from Well >50 feet

NAME OF OWNER James A. Coates

LOCATION OF PROPERTY 19500 Weaver's Circle

Comments: 4 x 100' x 3' x 12" G

Division or Section Head

Philo S. Walker
Environmentalist

* If this permit is for the installation or construction of a new system, it must be signed by the division or a section head of the Department of Environmental Health in order to be valid. Only the signature of the Environmentalist is required where an existing system is being altered or repaired.

WHITE - ENVIRONMENTAL HEALTH DEPARTMENT'S COPY ● CANARY - ENVIRONMENTALIST'S COPY ● PINK - OWNER OR AGENTS COPY

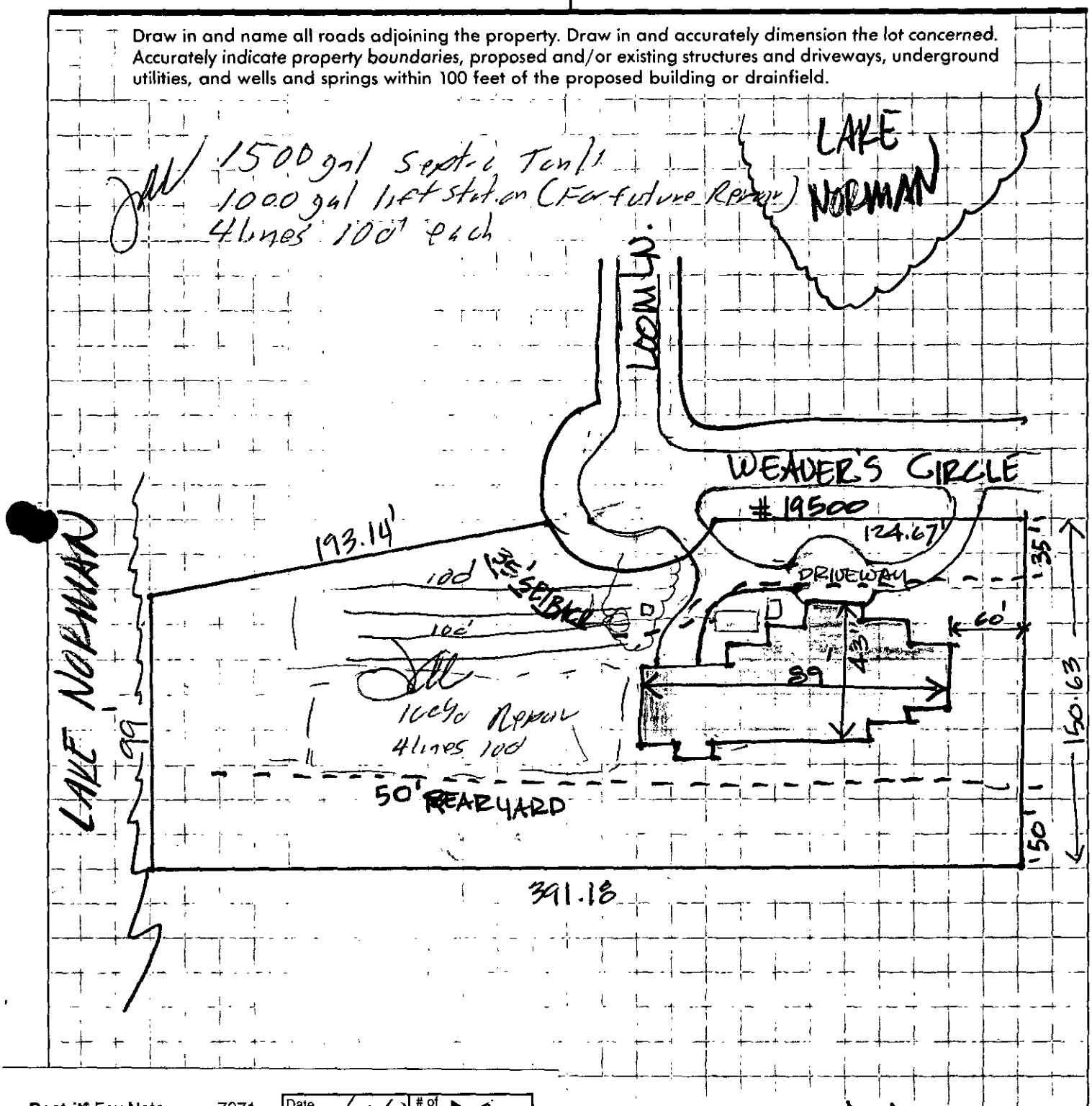
PROPOSED PLOT PLAN

1200 BLYTHE BOULEVARD
CHARLOTTE, NC 28203
PHONE (704) 376-4603

FILE: 5065 A

TC: _____

Draw in and name all roads adjoining the property. Draw in and accurately dimension the lot concerned. Accurately indicate property boundaries, proposed and/or existing structures and driveways, underground utilities, and wells and springs within 100 feet of the proposed building or drainfield.



Post-it® Fax Note 7671	Date 11/17/03	# of pages ▶ 2
To	From Gwen Craig	
Co./Dept.	Co. Mck Cty	
Phone #	Phone # 704 336-5103	
Fax #	Fax # 704-336-6854	

Signed: Samuel A. Coates

Date: March 22, 1989

INSTALLATION, CONSTRUCTION, ALTERATION, AND/OR REPAIR PERMIT

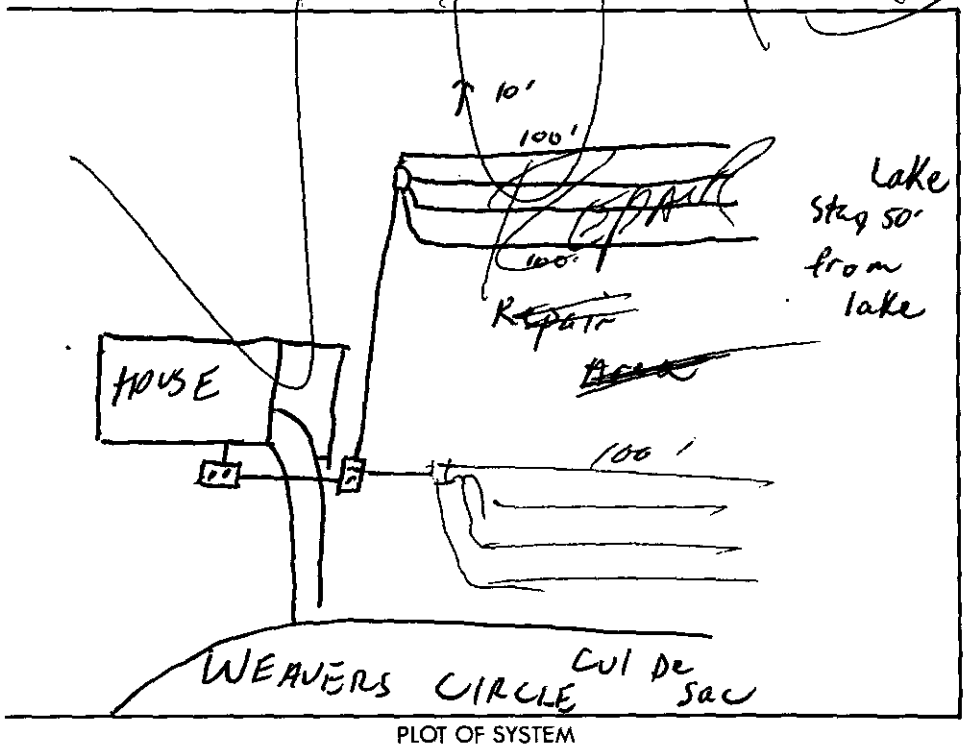
MECKLENBURG COUNTY · ENVIRONMENTAL HEALTH ·
1200 BLYTHE BOULEVARD
CHARLOTTE, NC 28203
PHONE (704) 376-4603

FILE: 5065A DATE: 8/29/89

TC: 001-411-05 ☐ L

SERIAL № 12931

Permission is hereby given to ✓ Install or Construct, _____ Alter or Repair the individual septic tank wastewater treatment system with subsurface, soil absorption, effluent discharge as specified herein at the described location. This permit is granted based upon the information supplied in the application dated ~~8/29/89~~ March 22, 1989. All work shall be completed on or before 9/29/89, after which date this permit shall be null and void. The system shall meet all of the construction requirements of 10 NCAC 10A .1900 which are in effect on the date of the granting of this permit. A Certificate of Completion or an Operation Permit must be obtained from the Mecklenburg County Department of Environmental Health before any system can be covered up or placed into service. The issuance of this permit does not in any way guarantee that the system anticipated to be constructed will operate properly, or relieve any person now or hereafter owning, controlling or using such system from any liability resulting from the failure of the system to operate properly.



PLOT OF SYSTEM

Liquid Capacity of Septic Tank 1500 gallons

Liquid Capacity of Dosing Tank 1000 gallons

Tank Construction PCC

Absorption and/or Nitrification Lines:

Trench Width 3' feet

Total Line Length 4 x 100' (400') feet

Number of Lines 4

Depth of Stone 12 inches

Distance from House 5' feet

Distance from Property Line 10 feet

Distance from Well 750 feet

NAME OF OWNER James A. Coates

LOCATION OF PROPERTY 19500 Weaver's Cir

Comments: 4 x 100' x 3' x 12"G

Division or Section Head

Phillip L. Walker
Environmentalist

* If this permit is for the installation or construction of a new system, it must be signed by the division or a section head of the Department of Environmental Health in order to be valid. Only the signature of the Environmentalist is required where an existing system is being altered or repaired.

WHITE - ENVIRONMENTAL HEALTH DEPARTMENT'S COPY ● CANARY - ENVIRONMENTALIST'S COPY ● PINK - OWNER OR AGENTS COPY

MECKLENBURG COUNTY HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION

CHARGE SLIP

Date 3/28/89

Name/Company [illegible]

Sanitation _____

Vector Control _____

O.P.W.P. ✓

Service: [illegible]

MECKLENBURG COUNTY
HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
PAID

MAR 28 1989

Rec# 104
9-1-89 50.00

Fee: $ 150

Completed by _____ Collected _____

APPLICATION FOR AN IMPROVEMENT PERMIT

HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
1200 BLYTHE BOULEVARD
CHARLOTTE, NC 28203
PHONE (704) 376-4603

Mecklenburg County services are available without regard to ethnic origin, sex, or disability.

(OFFICE USE ONLY)
FILE: 5065A
TC: 001-411-05
SERIAL: № 17992

☒ L ☒ CRT

JOB LOCATION

① ADDRESS: 19500 (STREET NO.) WEAVER'S CIRCLE (STREET) ② FILE:
③ JURISDICTION: ④ TAX PARCEL NO.:
⑤ SUBDIVISION: ALICE'S ADDITION ⑥ LOT: 5&6 ⑦ BLOCK:

OWNER

⑧ NAME: JAMES (FIRST) A. (MIDDLE) COATES (LAST)
⑨ MAILING ADDRESS: 19532 WEAVER'S CIRCLE
⑩ CITY: HUNTERSVILLE ⑪ STATE: N.C. ⑫ ZIP: 28078
⑬ PHONE: (WORK) 335-5789 846-6740 ⑭ (HOME) 892-1993

REQUEST

This request is for a(n):

⑮ ☒ New permit
⑯ ☐ Repair or alteration permit
⑰ ☐ Authorization for mobile home exchange
⑱ ☐ Other (specify)

DESIGN CRITERIA

System will serve:

⑲ ☒ Residence ⑳ ☐ Mobile home ㉑ ☐ Business or place of public assembly
㉒ Number of bedrooms? 3 ㉕ Type?
㉓ Maximum occupancy? 3 ㉖ Maximum number of employees?
㉔ Basement? ☐ yes ☒ no ㉗ Maximum number of seats?

WATER SUPPLY

㉘ Water supply from (present or proposed):

A ☒ Individual well
B ☐ Municipal system
C ☐ Community well
D ☐ Community system

㉙ The undersigned, owner of the property described above as the "JOB LOCATION" has read the foregoing application, acknowledges that the contents of same are true, and authorizes agents of the MECKLENBURG COUNTY HEALTH DEPARTMENT to enter onto the property for the purpose of processing this request.

Signed: James A. Coates
Date: MARCH 22, 1989

IMPROVEMENT PERMIT

The undersigned, an authorized agent of the MECKLENBURG COUNTY HEALTH DEPARTMENT, certifies that the Department has approved the Request for the Job Location contained in this document. This approval is granted in accordance with the provisions of Laws And Rules For Sanitary Sewage Collection, Treatment And Disposal in effect at the time of issuance of the permit and is subject to the following provisions:

... No work shall be conducted on the septic tank system until an Installation, Construction, Alteration and/or Repair permit is issued by this Department.

... This permit is not transferable, and shall become null and void 36 months from the date of issuance.

Pump; Lift station maybe required

Environmentalist — 4-17-89 Date

Director or Authorized Section Head — 4-18-89 Date

*This permit must be signed by the Director of Mecklenburg County Health Department or an authorized section head in order to be valid.

Mecklenburg County
Health Department

Basil G. Delta, M.D., M.P.H.
Health Director

October 17th, 1988

William A. Kimbrough
19529 Weaver's Circle
Huntersville, NC 28078

RE: Property located at Weaver's Circle 5 & 6
FILE: 5065A
PARCEL: 00141105,06

Dear Sir:

At your request, a field investigation was conducted on the property designated above for the purpose of determining site suitability for the installation of a ground absorption sewage disposal system. Results of the investigation revealed that the lot contains soils which have been classified as PROVISIONALLY SUITABLE in accordance with the provisions of 10 NCAC 10A .1900. A copy of the Site Evaluation Report (Serial Number 4675) deliniating the soil types and their respective classifications is enclosed.

While this classification indicates the site is acceptable for the installation of a septic tank system, no specific system or plans have been approved. The area available for such an installation may impose limitations on the size and/or type construction permitted on the lot. Specific plan approval will be provided upon submission of an Application For An Improvement Permit with an ACCURATELY dimensioned plot plan detailing the location of current and/or proposed buildings, wells and sewage disposal systems and determination that the area is adequate to accomodate the proposed construction.

Please note that this classification may be revoked if any filling, grading or construction (including the drilling of a well) is performed on the lot which in the opinion of this Department renders any area previously designated suitable for system installation, unsuitable. Futhermore, this approval may be revoked should any changes occur in the regulations under which it was granted, if such changes would have prevented its approval had they been in effect on the date of issuance.

If there are any questions concerning this matter, do not hesitate to contact me.

Very truly yours,

Sylvia D. Daniel

Sylvia D. Daniel, R.S., Supervisor
On Premises Waste Disposal & Water Supply

Enclosure

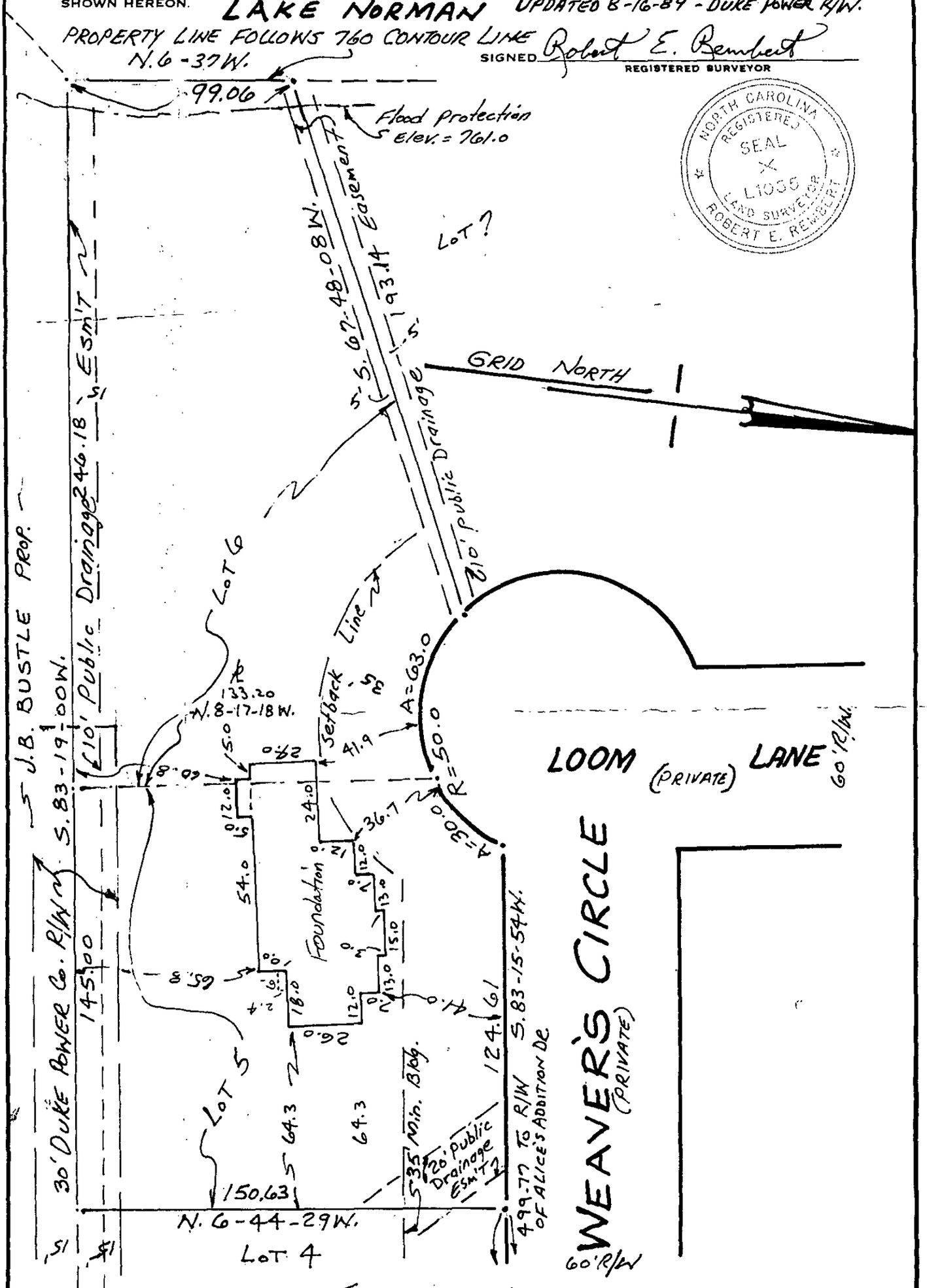
THIS IS TO CERTIFY THAT ON THE 5TH DAY OF MAY 1989 I, SURVEYED THE PROPERTY SHOWN ON THIS PLAT. AND THAT THE TITLE LINES AND THE WALLS OF THE BUILDINGS IF ANY ARE SHOWN HEREON.

LAKE NORMAN

UPDATED 8-16-89 - DUKE POWER R/W.

SIGNED Robert E. Rembert
REGISTERED SURVEYOR

NORTH CAROLINA REGISTERED SEAL L1055 LAND SURVEYOR ROBERT E. REMBERT



FOUNDATION SURVEY

OF

19500 WEAVER'S CIRCLE LOTS 5 & 6 OF ALICE'S ADDITION TO PATRICK'S PURCHASE, LEMLEY TWNSP., MECK. CO., N.C.

SCALE 1" = 40'

THE PROPERTY OF JAMES A. COATES & WIFE JONE G. COATES

MAP RECORDED IN BOOK AT PAGE DEED RECORDED IN BOOK PAGE

MECKLENBURG COUNTY ENVIRONMENTAL HEALTH
SITE EVALUATION REPORT
SERIAL NUMBER 15675

File: 5065A Action 4

Parcel: 00141105, 06 ☐ PC

Location: Weaver's Circle

Subdivision:

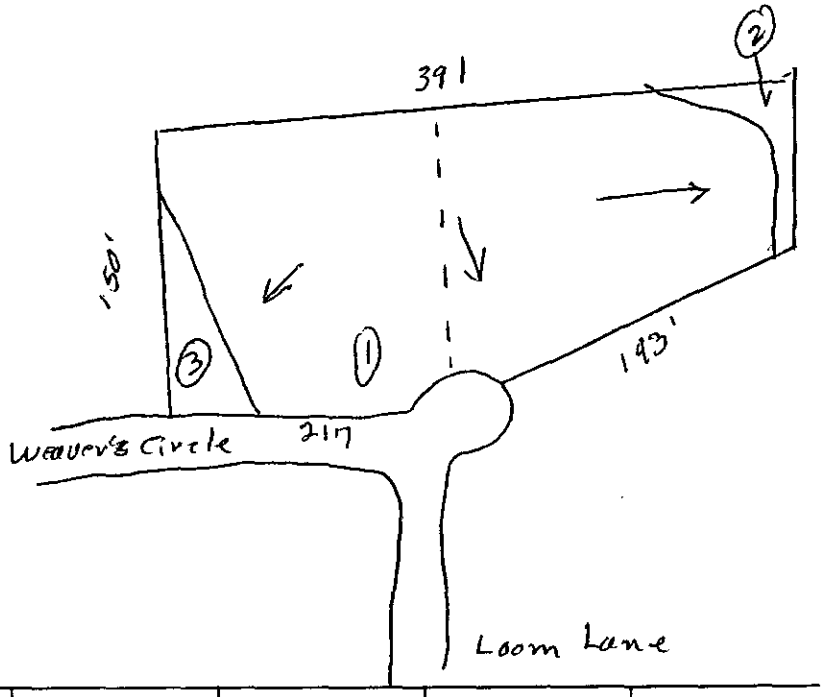
Lot: 5 & 6 Block: Acres: 1.1

Owner: William A. Kimbrough
Address: 19529 Weaver's Circle
Huntersville, NC 28078

Comments: _____

Described by: William A. Marks

Date: 10-14-98



***** EVALUATION KEY *****

S = Suitable U = Unsuitable
PS = Provisionally Suitable
The "Area Classification" below indicates the suitability of areas in the diagram.

FACTORS	AREA 1	AREA 2	AREA 3	AREA 4	AREA 5	AREA 6
Topography	(S) PS U 2-12%	S PS (U) Complex Slopes	S PS (U) Depression	S PS U	S PS U	S PS U
Texture	S (PS) U Clay	S PS U	S PS U	S PS U	S PS U	S PS U
Structure	S (PS) U Blocky	S PS U	S PS U	S PS U	S PS U	S PS U
Drainage	S (PS) U >36" To Water	S PS U	S PS U	S PS U	S PS U	S PS U
Depth	S (PS) U >36"	S PS U	S PS U	S PS U	S PS U	S PS U
Restrictive Horizons	S (PS) U >36"	S PS U	S PS U	S PS U	S PS U	S PS U
Available Space	S (PS) U	S PS U	S PS U	S PS U	S PS U	S PS U
Other (specify)	S PS U	S PS U	S PS U	S PS U	S PS U	S PS U
Soil Group/Series	1uA Cecil-Like	Complex Slopes	Depression			
Area Classification	S (PS) U	S PS (U)	S PS (U)	S PS U	S PS U	S PS U

MECKLENBURG COUNTY HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION

CHARGE SLIP

Date 9/30/88

Name/Company James Coates

Sanitation _____

Vector Control _____

O.P.W.D. ✓

Service: Soil test 1.2 ac.
#50625A

MECKLENBURG COUNTY
HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
PAID
SEP 30 1988

Fee: $ 45 — Cash #45.00

Completed by

Collected by

APPLICATION FOR SOIL INVESTIGATION

MECKLENBURG COUNTY · ENVIRONMENTAL HEALTH ·

1200 BLYTHE BOULEVARD
CHARLOTTE, NC 28203
PHONE (704) 376-4603

(OFFICE USE ONLY)

FILE: 5065A

TC: _____

☐ PC ☐ REPT

JOB LOCATION

① ADDRESS: _____

② SUBDIVISION: ALICE'S ADDITION MAP BK: 20 PAGE 72 ③ LOT: 5 & 6 ④ BLOCK: _____

⑤ PARCEL REFERENCE: BOOK NO.: 001 PAGE NO.: 411 PARCEL NO.: 5 & 6

⑥ DEED REFERENCE: BOOK NO.: _____ PAGE NO.: _____

OWNER

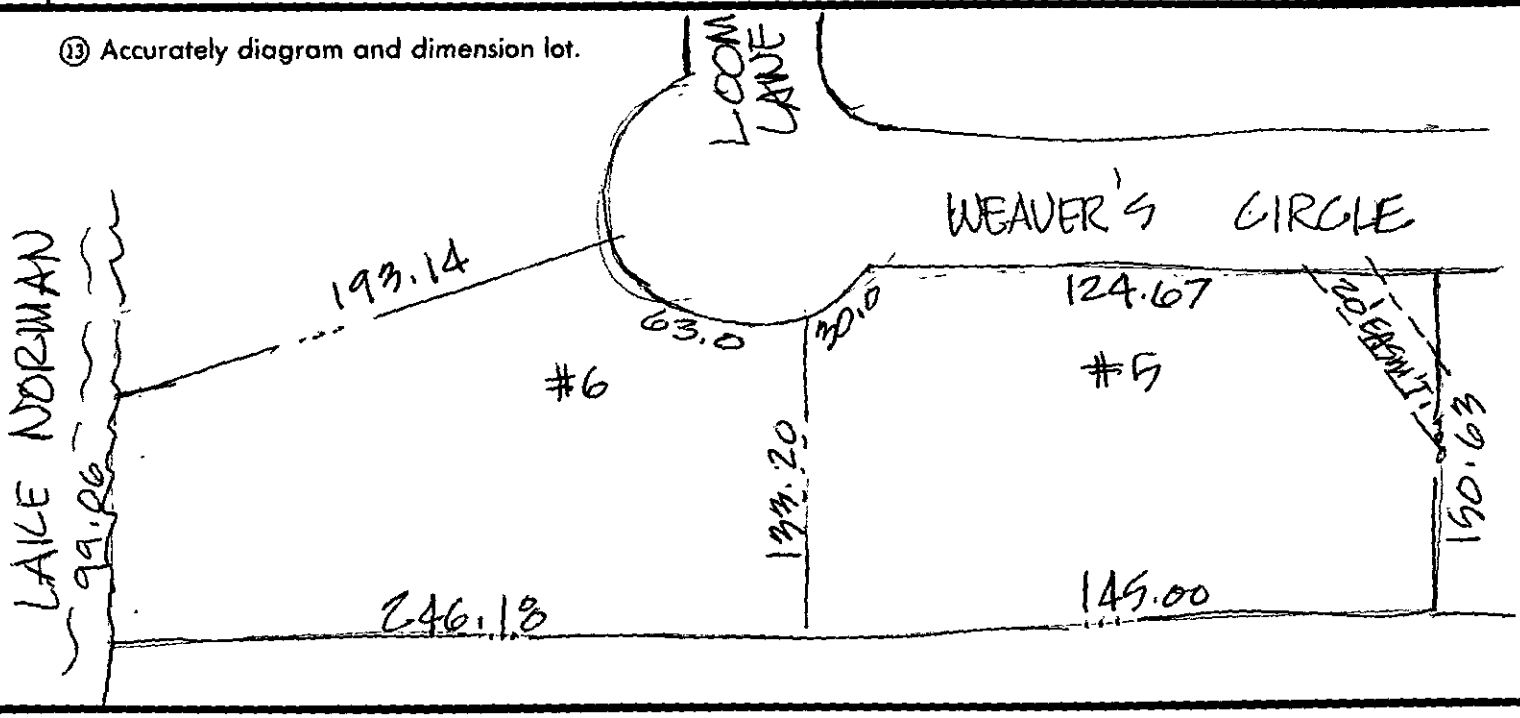
⑦ NAME: [redacted] (FIRST) WILLIAM (MIDDLE) A. [redacted] (LAST) KIMBROUGH

⑧ MAILING ADDRESS: 1958 WEAVER'S CIRCLE

⑨ CITY: HUNTERSVILLE ⑩ STATE: NC ⑪ ZIP: 28078

⑫ PHONE: (WORK) [redacted] (HOME) 892-1993

⑬ Accurately diagram and dimension lot.



⑭ The undersigned, owner of the property described above as the "JOB LOCATION" has read the foregoing application, acknowledges that the contents of same are true, and authorizes agents of the MECKLENBURG COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH to enter onto the property for the purpose of processing this request.

Signed: William A. Kimbrough

Mecklenburg County services are available without regard to ethnic origin, sex, or disability.

Date: 9-26-88

WHITE - ENVIRONMENTAL HEALTH DEPARTMENT'S COPY ● CANARY - ENVIRONMENTALIST'S COPY ● PINK - OWNER'S COPY

REAL ESTATE
BOOK PAGE

4549 0167

40

DECLARATION OF

COVENANTS, CONDITIONS AND RESTRICTIONS

PRESENTED FOR REGISTRATION
JUN 21 1982
CHARLES E. ROSS
REGISTER OF DEEDS
MECKLENBURG COUNTY, N.C.

THIS DECLARATION made this 21st day of May, 1982 by LAWRENCE M. KIMBROUGH and MARY P. KIMBROUGH KING, Trustees of the STOUGH FARMS TRUST, of Mecklenburg County, North Carolina, hereinafter referred to as "Declarant"

WITNESSETH:

WHEREAS, Declarant is the owner of all of the lots situated in Mecklenburg County, North Carolina, in a subdivision known as "Alice's Addition to Patrick's Purchase", as shown on a map thereof recorded in Map Book 20, Page 72 in the Office of the Register of Deeds, Mecklenburg County, North Carolina; and

WHEREAS, Declarant is about to sell and convey lots in said subdivision and wishes to impose upon said lots certain mutual and beneficial restrictions, covenants, conditions, charges and limitations of use, and to place said lots under a general plan or scheme of development for the benefit of the lots in the subdivision.

NOW, THEREFORE, Declarant hereby declares that all lots located in that subdivision known as "Alice's Addition to Patrick's Purchase", identified as Lots 1-19, as shown on a map recorded in Map Book 20, Page 72 in the Office of the Register of Deeds, Mecklenburg County, North Carolina, are held and shall be held, conveyed, hypothecated or encumbered, used, occupied and improved subject to the following restrictions, all of which are declared and agreed to be in furtherance of a plan for the development and improvement of the subdivision, and are established for the purpose of enhancing and protecting the value, desirability and attractiveness of the subdivision and the individual lots. All of the restrictions, covenants and conditions herein contained shall run with the land and be binding upon all parties having or acquiring any right, title or interest in or to the real property or any part or parts thereof, subject to such restrictions.

Declarant may from time to time assign to one or more lot owners within the subdivision, or to an Association of property owners within the Subdivision, one or more or all of the rights, privileges, authorities, duties and obligations held by Declarant pursuant to and under the terms of the following covenants, conditions and restrictions.

These covenants, conditions and restrictions are made for the mutual and reciprocal benefit of each and every lot in the subdivision and are intended to create mutual, equitable servitudes upon each of said lots in favor of each and all of the other lots therein.

1. No lot shall be used except for single-family residential purposes. No structure shall be erected, placed or permitted to remain on any lot other than one (1) detached single-family residence dwelling and such outbuildings as are usually accessory to a single-family residence dwelling including a private garage.

2. All plans and specifications for any structure or improvement whatsoever to be erected or placed upon any lot, and the proposed locations thereof on any lot or lots, the construction technique, the construction material, roofs and exterior color schemes and any remodeling, reconstructions, alterations or the addition of any enclosed space thereto shall be submitted to Declarant prior to the commencement of any construction activity, including clearing and grading work. Plans and specifications shall be submitted in form and substance as required by Declarant and shall be subject to and require the approval of Declarant in writing before any such work is commenced. Refusal of approval of plans, location or specifications may be based by Declarant upon any grounds in Declarant's sole and uncontrolled discretion. This provision shall apply to piers, floats, docks, boat houses, sea walls, and other structures and improvements, any portion of which touches upon or over-hangs any lot subject to these restrictive covenants.

3. No residential dwelling constructed upon any lot shall contain less than two thousand (2,000) square feet of enclosed and heated space; such dwelling shall be constructed of good quality, new materials and shall have an exterior of wood, brick or stone material. All residential dwellings shall be constructed on the lot by means of conventional construction techniques.

4. No above-grade structure (except fences or walls) may be constructed nearer than fifteen (15) feet from each side line.

5. No fence or wall in excess of three (3) feet in height shall be permitted without the prior approval in writing of Declarant. No metal, chain link or barbed wire fence shall be permitted on or near any boundary or lot line.

6. No temporary house, trailer, tent, garage or other outbuilding shall be placed or erected on any lot, provided, however, that the Declarant may grant permission for any such temporary structures for storage of materials during construction. No such temporary structures as may be approved shall be used at any time as a dwelling place.

7. Once construction of improvements is started on any lot, the improvements must be substantially completed in accordance with plans and specifications, as approved, within one (1) year from commencement.

8. No animals or livestock of any description, except the usual household pets, shall be kept on any lot.

9. No stripped, partially wrecked, or junk motor vehicle, or part thereof, shall be permitted to be parked or kept on any street or lot.

10. Every fuel storage tank shall be buried below the surface of the ground or screened by fencing or shrubbery to the satisfaction of the Declarant. Every outdoor receptacle for ashes, trash, rubbish or garbage shall be installed underground, screened or so placed and kept as not to be visible from any street.

11. All outdoor clothes poles, clothes lines and similar equipment shall be so placed or screened by shrubbery as not to be visible from any street.

13. No noxious, offensive or illegal acitivites shall be carried on on any lot nor shall anything be done on any lot that shall be or become an unreasonable annoyance or nuisance to the neighborhood.

14. Any dwelling or outbuilding on any lot which may be destroyed in whole or in part by fire, windstorm or for any other cause or act of God must be rebuilt or all debris removed and the lot restored to a sightly condition with reasonable promptness, provided, however, that in no event shall such debris remain longer than one (1) month.

15. No tree over six inches in diameter shall be removed from any lot without the prior written consent of the Declarant.

16. No trash, ashes, garbage or other refuse shall be dumped or stored or accumulated on any lot in the subdivision. In the event that the owner of any lot permits trash to collect on the same and upon request fails to remove the trash within thirty (30) days, agents of the Declarant may enter upon the said lot to remove the trash, without such entrance and removal being deemed a trespass, all at the expense of the owner of said lot, provided, however, that such expense will not exceed $500.00. This provision shall not be construed as an obligation on the part of the Declarant to provide trash removal service.

17. In the event underground electric, telephone or other utility is brought into the subdivision, such service shall be completed underground to the residence.

18. Private Street.

a. All streets shown on the map of the subdivision are private streets and the recording by Declarant of the plat map shall not be construed as a dedication to the public of said street. An easement for the use and enjoyment of said street is hereby reserved to Declarant and granted to all lot owners within the subdivision, their heirs, assigns, and invitees.

b. The maintenance, upkeep, repair and improvements to the streets and rights-of-way shown on the subdivision plat map shall be the responsibility of the property owners within the subdivision. The maintenance, upkeep, repair and improvements to that portion of Stough Farm Road and rights-of-way (see Plat Book 18, Page 33) running from Alice's Addition Drive to the county road shall be shared by the property owners within the subdivision and the property owners within the Patrick's Purchase Subdivision, one-half of such cost applied to each subdivision. Each lot owner shall pay a percentage of such maintenance cost annually in an amount equal to the number of lots owned divided by the total number of lots in the subdivision.

c. A lien is hereby imposed upon each lot in the subdivision for the payment of the road maintenance fee hereinabove set out.

d. In the event additional property is included within the scheme of development of the subdivision by subsequent declaration and is made subject to these Restrictions, all lot

owners shall pay a pro rata share (calculated as set out above) of the maintenance and repair costs of all roads within such additional property.

19. Remedies.

a. The Declarant, any property owner or any party to whose benefit these Restrictions inure may proceed at law or in equity to prevent the occurence, continuation or violation of any of these Restrictions and the court in any such action may award the successful party reasonable expenses in prosecuting such action, including attorneys' fees.

b. The remedies hereby specified are cumulative, and this specification of them shall not be taken to preclude an aggrieved party's resort to any other remedy at law, in equity, or under any statute. No delay or failure on the part of the Declarant or an aggrieved party to invoke an available remedy in respect of a violation of any of these Restrictions shall be held to be a waiver by that party of (or an estoppel of that party to assert) any right available to him upon the recurrence or continuation of said violation or the occurence of a different violation.

20. The grantee of any lot subject to the coverage of this Declaration, by acceptance of a deed conveying title thereto, or the execution of a contract for the purchase thereof, whether from the Declarant or a subsequent owner of such lot, shall accept such deed or contract upon and subject to each and all of these Restrictions and the agreements therein contained, and also the jurisdiction, rights and powers of the Declarant, and by such acceptance shall for himself, his heirs, personal representatives, successors and assigns, covenant, consent and agree to and with the Declarant, and to and with the grantees and subsequent owners of each of the lots within the Subdivision to keep, observe, comply with and perform said Restrictions and agreements.

21. Every one of the Restrictions is hereby declared to be independent of, and severable from the rest of the Restrictions and of and from every other one of the Restrictions and of and from every combination of the Restrictions. Therefore, if any of the Restrictions shall be held to be invalid or to be unenforceable or to lack the quality of running with the land, that holding shall be without effect upon the validity, enforceability, or "running" quality of any other one of the Restrictions.

22. Declarant reserves the right to amend these restrictions for the sole purpose of adding additional lots or property hereto from time to time. In the event such addition is made, the lots or property added shall be subject to the same rights and liabilities of enforcement among themselves and among those lots herein identified as presently exists.

IN WITNESS WHEREOF, the parties hereto have set their hands and seals the day and year first above appearing.

Lawrence M. Kimbrough (SEAL)
LAWRENCE M. KIMBROUGH, Trustee

Mary P. Kimbrough King (SEAL)
MARY P. KIMBROUGH KING, Trustee

REAL ESTATE
BOOK PAGE
4549 0171

STATE OF NORTH CAROLINA

COUNTY OF Mecklenburg

I, Eugenia H. Deaton, a Notary Public for said County and State, do hereby certify that LAWRENCE M. KIMBROUGH, Trustee, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and notarial seal, this 21st day of May, 1982.

Eugenia H. Deaton
NOTARY PUBLIC

My commission expires: My Commission Expires Nov. 11, 1984

FEE 11.00
<> 11.00
CASH 11.00

11:54 #3363 000
06/21/82

STATE OF NORTH CAROLINA

COUNTY OF Mecklenburg

I, Eugenia H. Deaton, a Notary Public for said County and State, do hereby certify that MARY P. KIMBROUGH KING, Trustee, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and notarial seal, this 21st day of May, 1982.

Eugenia H. Deaton
NOTARY PUBLIC

My commission expires: My Commission Expires Nov. 11, 1984

State of North Carolina, County of Mecklenburg
The foregoing certificate(s) of Eugenia H. Deaton

a Notary(ies) Public of said County and State
is are certified to be correct. This 21 day of June 19 82
Charles E. Crowder, Register of Deeds, By: Wanda B. Adams
DEPUTY

PREPARED BY AND MAIL TO:
CANNON KLINE & BLAIR, P. A.
3550 N.C.N.B. PLAZA CHARLOTTE, N. C. 28