

A242-003

SUBDIVISION STREETS DISCLOSURE

Woodland Trails Subdivision

The owners of Woodland Trails Subdivision, a plat of which is recorded in Plat Book 5, Pages 119, 120 in the office of the Register of Deeds of Yadkin County, North Carolina, do, prior to entering any agreement or conveyance for any property in said subdivision, disclose to the undersigned prospective buyer the following:

1. The streets or roads delineated and shown on the plat as above referred to are private streets and the lots which front said streets or roads have access over private streets or roads only.
2. The streets or roads delineated or shown on the plat above referred to are not in accordance with the minimum right-of-way and construction standards established by the Board of Transportation for acceptance on the State highway system.
3. The developers of this subdivision, M. Neil Finger and G. Marquis Greene, shall not be responsible nor liable in any manner hereafter for the maintenance, upkeep nor repairs of all the several streets and roads shown on the plat hereinbefore referred to, but that the construction, maintenance, upkeep and repairs shall be the responsibility of the undersigned purchaser or purchasers of the lots or tracts shown on said plat, and they shall have the individual or collective responsibilities to construct, maintain, upkeep or repair said streets or roads should the same be desired by said purchaser, purchasers or their heirs, successors or assigns. It is further understood and agreed that if said purchaser, purchasers, or their heirs, successors or assigns shall not construct, maintain, keep up or repair said streets or roads, the same will not be constructed, maintained, kept up nor repaired by the North Carolina Board of Transportation, Division of Highways, the developers of this subdivision, nor any other individual, partnership nor corporation to the knowledge of said undersigned developers and sellers.

A242 004

4. The streets and roads shown on the plat as above referred to have not and will not be constructed to minimum standards sufficient to allow their inclusion on the State highway system for maintenance.

This disclosure statement is hereby executed in duplicate originals by the developers and the buyer, and said buyer does hereby acknowledge receipt of one of the originals. This the 18 day of October, 1980.

M. Neil Finger
M. Neil Finger - Developer

G. Marquis Greene
G. Marquis Greene - Developer

Bobby C. Dimmitt
Buyer

Buyer