



Buchanan Town Council

August 5, 2021

Work Session, 7:00PM

Council Chambers

19753 Main Street

Conference Call; 701-802-5423

Access Code: 3474425

AGENDA

A. ROLL CALL AND ESTABLISHMENT OF QUORUM

B. 201 FOURTH STREET

C. OPEN DISCUSSION FROM EACH COUNCIL MEMBER

G. ADJOURNMENT

SPIGLE, MASSEY & CLAY, PLC

ATTORNEYS-AT-LAW

DAVID B. SPIGLE
spigle@botetourtlawyers.com

MICHAEL B. MASSEY
rmthompson@botetourtlawyers.com

RONNIE L. CLAY
clay@botetourtlawyers.com

MATTHEW L. LILLER
liller@botetourtlawyers.com

Fincastle, Virginia Office:

8166 Roanoke Road
P. O. Box 529
Fincastle, Virginia 24090
Telephone: (540) 473-2991
Fax: (540) 473-1555
www.spiglemasseyclay.com

Salem, Virginia Office:

231 S. College Ave.
Salem, Virginia 24153

April 30, 2021

Town of Buchanan
Attention: Susan McCulloch, Town Manager
P.O. Box 205
19735 Main St.
Buchanan, VA 24066

RE: Water Meter Base at 201 4th Street, Buchanan, VA 24066

Dear Ms. McCulloch:

This letter is to advise that Willie Hampton has contacted the undersigned regarding the water connection at the captioned address.

As you know, this property has been served by public water since the water system was initially installed. Several years ago, the meter base for the property was removed without authorization of or notice to Mr. Hampton. You indicated there would be a \$2,500.00 fee to reconnect this home to public water which has been served for years by the Town water system.

Mr. Hampton has paid the real estate taxes on this property since his ownership. Based upon these circumstances, this a formal request to re-install the meter base since it was removed without Mr. Hampton's knowledge or permission.

Sincerely,



David B. Spigle

DBS/het
CC: Willie Hampton



Gateway to the Shenandoah Valley

Town of Buchanan
Post Office Box 205
Buchanan, Virginia 24066
Phone: 540-254-1212
Fax: 540-254-2609

May 18, 2021

Via First Class Mail and Certified Mail

Mr. Willie Hampton
1421 Colonial Road
Blue Ridge, Virginia 24064

David B. Spigle
Spigle, Massey & Clay, PLC
8166 Roanoke Road
Fincastle, Virginia 24090

RE: Water Meter Base at 201 4th Street, Buchanan, VA 24066 - Parcel #65A-21A

Dear Mr. Hampton,

The Town Council of the Town of Buchanan reviewed the letter from Mr. David B. Spigle dated April 30, 2021. According to our records, the parcel associated with the water meter in question is owned by Julian Hampton (Parcel ID#65A-21), at 203 4th Street has a past due water account that was converted to a lien of \$541.19. This lien needs to be paid in full through the court system prior to any Town consideration.

Also, it is the burden of the property owner to provide proof to the Town that there was a water meter and where it was connected at 201 4th Street before the Town can further review your request. This would be done after the lien is paid.

Should you have any questions, please contact me at 540-254-1212.

Sincerely,

Susan E. McCulloch
Town Manager
Town of Buchanan

cc: Mayor Craig Bryant
Mr. David B. Spigle, Attorney
Mr. Jon Puvak, Attorney

BOTETOURT COUNTY, VA - REAL ESTATE PROPERTY RECORD CARD

Owner	PANKEY EDWARD V	Tax Map	65A-13	Attic	None
	2310 LOCH HAVEN DR	Legal Desc	TOWN OF BUCHANAN	Basement	Full Crawl
	ROANOKE, VA 24019	Parcel	22918	Stories	1
Location	200 4TH ST	Legal Acres	2.186	Exterior	Vinyl siding
	BUCHANAN, VA 24066	Fin Area	1188	Interior Finish	Drywall
		Style	75 Double-wide	Construction	Wood frame

Valuation Record

2020 REVAL

Land: 23800 Building: 66900 Other: 0 Total Val: 90700

Transfer of Ownership

Date	Grantor	Doc #	Sale price
3/24/2017	PANKEY EDWARD V	170001145	0
5/8/2014	PANKEY EDWARD V	140001395	0
1/14/2014	TERRY SHIRLEY AKA SHIRLEY G PANKIE	WB14-018	0

Summary of Improvements

ID	Use	Stry	Const Type	Yr. Built	Cond	Features	Size	Value
D	DWELL	0		1995	AV	Y	1188	66300
01	FR BLDG	0	1	2008	AV	N	8 X 12	600

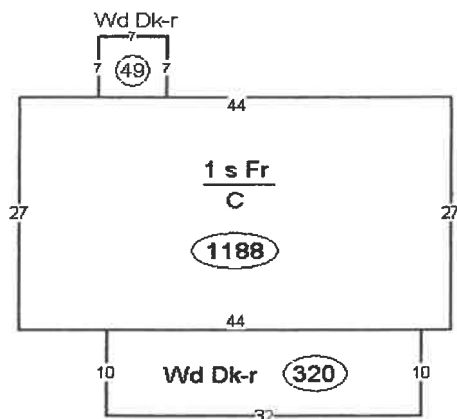
Finished Rms	5	3 fixt. bath	1
Bedrooms	3	2 fixt. bath	1
Fireplaces	0	Primary heat	Central Warm
		Central AC	Y

Floor	Total Area	Finished
1.0	1188	1188

Public Utilities

Water Y
Sewer
Gas
Electric Y

01





Imagery ©2021 Commonwealth of Virginia, Maxar Technologies, Map data ©2021 50 ft

View COVID-19 info

See case data on the map



Home

Set location



Work

Set location



Light traffic in this area

Typical conditions



Search this area

69°



BOTETOURT COUNTY, VA - REAL ESTATE PROPERTY RECORD CARD

Owner	HAMPTON WILLIE	Tax Map	65A-21A	Attic	None
	1421 COLONIAL RD	Legal Desc	TOWN OF BUCHANAN	Basement	Full Bsmt
	BLUE RIDGE, VA 24064	Parcel	22938	Stories	1
Location	201 4TH ST	Legal Acres	1.054	Exterior	Cinder block
	BUCHANAN, 24066	Fin Area	900	Interior Finish	Drywall
		Style	112 Conventional	Construction	Concrete block

Valuation Record

2020 REVAL

Land: 19000 Building: 4800 Other: 0 Total Val: 23800

Transfer of Ownership

Date	Grantor	Doc #	Sale price
10/24/2014 ✕	HAMPTON LINDA F	CWF1400002	0
5/19/2006 ✕	FREEMAN BERNICE Y	60003063	0

Summary of Improvements

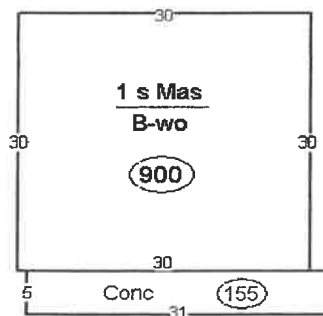
ID	Use	Stry	Const Type	Yr. Built	Cond	Features	Size	Value
D	DWELL	0		2000	P	Y	900	4800

Finished Rms	4	3 fixt. bath	1
Bedrooms	2	2 fixt. bath	1
Fireplaces	0	Primary heat	Central Warm
		Central AC	N

Floor	Total Area	Finished
1.0	900	900
Basement	900	0

Public Utilities

Water Y
Sewer Y
Gas
Electric Y



BOTETOURT COUNTY, VA - REAL ESTATE PROPERTY RECORD CARD

Owner	HAMPTON JULIAN LEE	Tax Map	65A-21	Attic	None
	1421 COLONIAL RD	Legal Desc	TOWN OF BUCHANAN	Basement	1/2 Bsmt, 1/2 Crawl
	BLUE RIDGE, VA 24064	Parcel	22937	Stories	1.5
Location	203 4TH ST	Legal Acres	0.656	Exterior	Vinyl siding
	BUCHANAN, 24066	Fin Area	3370	Interior Finish	Drywall
		Style	109 Cape cod	Construction	Wood frame

Jon
203

Valuation Record

2020 REVAL

Land: 16300 Building: 206000 Other: 0 Total Val: 222300

Transfer of Ownership

Date	Grantor	Doc #	Sale price
8/3/2005	FREEMAN HARRY E	50004702	64900

Summary of Improvements

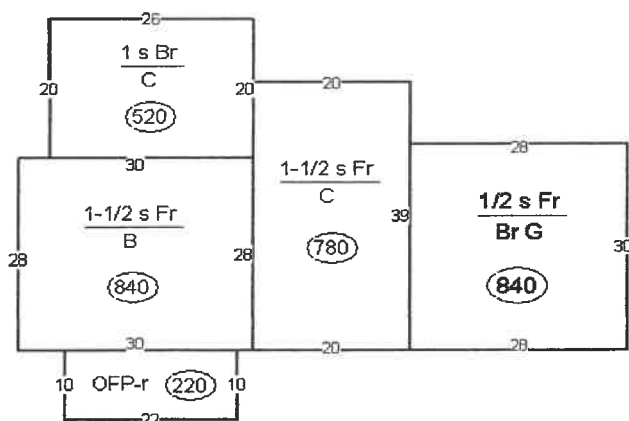
ID	Use	Stry	Const Type	Yr. Built	Cond	Features	Size	Value
D	DWELL	1.5		1957	EX	Y	3370	206000
G01	ATTGAR	0	7	0	AV	N	28 X 30	0

Finished Rms	7	3 fixt. bath	2
Bedrooms	3	2 fixt. bath	0
Fireplaces	0	Primary heat	Forced hot air
		Central AC	N

Floor	Total Area	Finished
1.0	2140	2140
1.5	2460	1230
Basement	840	0

Public Utilities

Water Y
Sewer Y
Gas
Electric Y





Willie J. Hampton

1421 Colonial Road
Blue Ridge, VA 24064
mmccadden@gmail.com

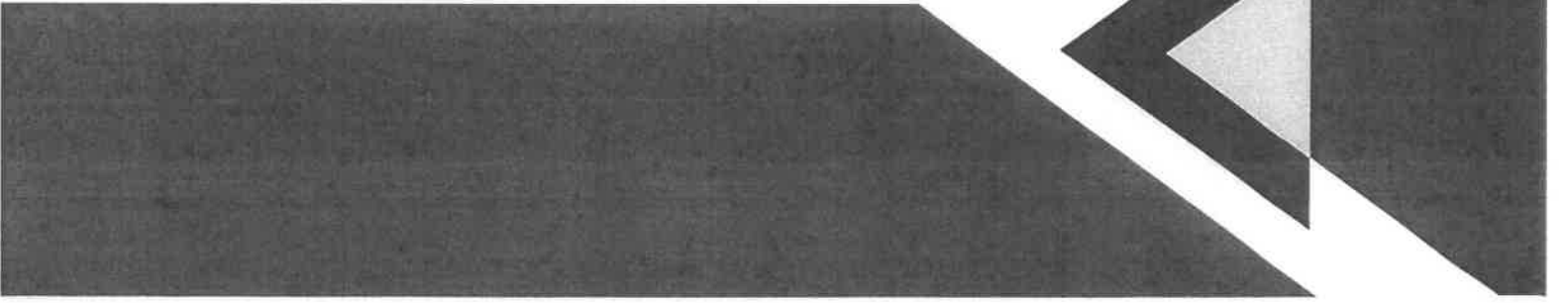
July 13, 2021

Town Council of Buchanan

July 12, 2021 I attended your council meeting in reference to the water connection at the location of 201 4th street, Buchanan, VA 24066.

I contacted your Town Manager Susan McCulloch in reference to this matter on numerous occasions prior to the meeting. She stated that I need to pay Julian Hampton's water bill in the amount of \$500.00 and pay \$2,500.00 service connection in order for my property to receive water. I explained to her that the two properties have nothing to do with each other. Attached you will find a copy of the Plate Tax Map # 65A-21A that will verify that the properties are separate and apart. Also attached you will find the Deed of Partition dated back in 1983.

Proof of hook-up can be found by digging where EC Pace fail to replace the service that they took out. Attached is a picture where all the other meter hook-up's are located that hook-up to the properties in the general area to the main. The green can indicates approximately where the meter was hooked to the main that feed property located at 201 4th Street. This location was verified by Julian Hampton and the late Alexander Pankey, Prior to the passing of Mr. Pankey. Late Mr. Pankey, Julian Hampton, Michelle McCadden, Homer Yandle, two of your town workers and myself were present to verify that the above referenced two long term residence of the town knew the approximate location of the meter. Also, Attached you will find a residential lease dated October 1, 1994 between the heir's at the time and Jay and Tammy Blake.



pointing out the responsibilities which includes water, sewage, oil heat, gas for the
gasoline. Also attached is a copy of checks from the Blake's and envelopes posted
mailed from the town of Buchanan.

In Closing, I want the Town Of Buchanan to reestablish my water service without cost to
me and not require me to pay a water bill of another property owner.

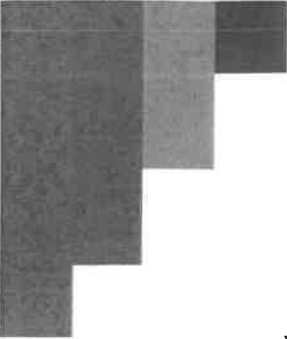
Sincerely,



Willie Hampton

Homeowner 201 4th Street

Lafresh50@gmail.com



203 4th Street

Buchanan, VA 24066

JULIAN HAMPTON

July 12, 2021

Whom it may Concern:

July the 12th I spoke in reference to a water connection at 204 4th Street Buchanan.

Meter installation and service upgrades came thru the Town of Buchanan several years ago. During the installation process, I noticed that the installers left out a meter to 204 4th Street.

I came to the town office and informed Amanda that they had left the meter out. She stated she would relay the information.

In closing I want the Town Of Buchanan not to discuss further any of my water bills with homeowners at 204 4th Street.

Thanks in advance for your cooperation in this matter

Warm regards,



Julian Hampton

(540) 293-1097



Susan McCulloch

From: Tina Kingery
Sent: Tuesday, July 13, 2021 12:45 PM
To: Susan McCulloch
Subject: Hampton water

Hello Susan,

After the meeting last night, I had a chance to think about the Willie Hampton water subject. In my recollection the former Mayor did authorize some meters not be replaced and just removed in hopes of saving some money to be able to purchase the gator & backhoe etc. Since this house was vacant at the time, it is possible this was 1 of the locations he elected to not have a meter replaced at. I do recall EC Pace being on that side of the river doing installs when the former Mayor was asked what the Town wanted to do for vacant houses, rather new meter or not? I do not recall hearing a specific address for the vacancies etc. however, I just want my recollection to be heard for the record. I thought this may help shed some light on this case for Council as they make a decision.

Thank you,

Tina Kingery
Town of Buchanan, Treasurer/Office Supervisor
19753 Main St.
P.O. Box 205
Buchanan, VA 24066
Ph: (540) 254-1212 ext. 2
Fax: (540) 254-2609

BOOK 288 PAGE 709

DEED NO. 83-2104

B. Freeman
H. Freeman
Land Separately

For
Plat
See
Page
713

THIS DEED OF PARTITION made and entered into this 16th day of February, 1983 by and between HARRY E. FREEMAN, divorced, party of the first part, and BERNICE Y. FREEMAN, party of the second part;

WITNESS THAT:

WHEREAS, there was conveyed to Harry E. Freeman and Bernice Y. Freeman the hereinafter described real estate by Earnest Worth and wife by deed dated September 22, 1955 and recorded in the Clerk's Office of the Circuit Court of Botetourt County, Virginia in deed book 122, page 132; and

WHEREAS, subsequently Harry E. Freeman and Bernice Y. Freeman divorced; and

WHEREAS, Bernice Y. Freeman brought a suit to partition said real estate; and

WHEREAS, Harry E. Freeman and Bernice Y. Freeman have agreed to a partition in kind of said real estate and now desire to effect the said partition by deed in compromise and settlement of the issue of partition;

NOW THEREFORE, in consideration of Ten (\$10.00) Dollars, cash in hand paid by the party of the second part unto the party of the first part, and other valuable consideration, the receipt of all of which is hereby acknowledged, the party of the first part does hereby grant, bargain, sell and convey, with General Warranty of title, unto said Bernice Y. Freeman her assigns and heirs forever, the following described property, lying and being in Town of Buchanan, Botetourt County, Virginia, to-wit:

Beginning at a point at (1); thence N. 34° 10' 02" E. 194.30 feet to a point at (2); thence N. 25° 41' 02" E. 47.7 feet to a

Beginning at a corner fence post at (8); thence S. 41° 22' 52" W., passing to the left of a post at 110.02 feet, in all 195.74 feet to a point at (9); thence N. 55° 39' 58" W. 140.21 feet to an iron set at (10); thence N. 40° 15' 12" E. 208.99 feet to an iron set at (11); thence S. 50° 13' 00" E. 143.32 feet to the point of beginning and containing 0.6565 acres more or less.

There is reserved unto Bernice Y. Freeman an easement over the old private road extending across the 0.6565 acre lot from the 1.0534 acres hereinbefore conveyed to her and the lands of Bernice Y. Freeman fronting on U. S. Highway #11, with the right of ingress and egress thereover.

This conveyance is subject to all recorded restrictions, reservations, conditions and easements affecting the lands hereby conveyed.

The party of the second part covenants that she is seised in fee simple of said land; that she has the right to convey the same to the party of the first part; that the party of the first part shall have quiet and peaceful possession of the same, free and clear of all encumbrances except as herein noted; that she has done no act to encumber the same; and that she, the party of the second part, shall execute such other and further assurances of title as may be requisite.

WITNESS THE following signatures and seals:

Harry E. Freeman (SEAL)
Harry E. Freeman

Bernice Y. Freeman (SEAL)
Bernice Y. Freeman

STATE OF VIRGINIA at Large, TO-WIT:

I, Belinda C. Harkins, a Notary Public of the State at Large aforesaid, do hereby certify that Harry E. Freeman, whose name is signed to the foregoing Deed of Partition bearing date of February 16, 1983, has acknowledged the same before me in my State aforesaid.

BOOK 288 PAGE 712

Given under my hand this 14th day of July,
1983. My commission expires 7 February 1984.

Belinda Gaskins
Notary Public

STATE OF VIRGINIA at Largo, TO-WIT:

I, Belinda Gaskins, a Notary Public
of the State at Largo aforesaid, do
hereby certify that Bernice Y. Freeman, whose name is signed
to the foregoing Deed of Partition bearing date of February 16,
1983, has acknowledged the same before me in my State
aforesaid.

Given under my hand this 14th day of July,
1983. My commission expires 7 February 1984.

Belinda Gaskins
Notary Public

VIRGINIA: In the Office of the Clerk of the Circuit Court of Botetourt
County 10-13- 19 83. This deed was this day presented
in said office and with certificate thereto annexed admitted to record
2:10 o'clock P. M. after payment of tax imposed by Sec. 58-54.1.

ST 50 CT TF 1.00 CF 2.00 120 220
Teste: GEORGE E. HOLT, JR., Clerk
By: Quita Dewitt D.C.

Tax Map # 65A-21A

0603063

THIS DEED, made and entered into this 3rd day of April, 2006, by and between DORIS F. JETER and LAURA F. PRESTON, Grantors and LINDA F. HAMPTON, Grantee.

WITNESSETH:

WHEREAS, by deed dated February 16, 1983, recorded in the Office of the Clerk of the Circuit Court of Botetourt County, Virginia, in Deed Book 288, at Page 709, the hereinafter described property was conveyed to Bernice Y. Freeman; and

WHEREAS, said Bernice Y. Freeman died intestate on September 13, 1990, leaving as her only heirs at law her children, Linda F. Hampton, Doris F. Jeter and Laura F. Preston, as evidenced by List of Heirs recorded in the aforesaid Clerk's Office in Will Book 42, at Page 109; and

WHEREAS, said Doris F. Jeter and Laura F. Preston have sold and by this deed are conveying their respective Interests in the hereinafter described property to Linda F. Hampton.

NOW, THEREFORE, for and in consideration of the sum of TEN (\$10.00) DOLLARS cash, and other good and valuable considerations paid by the Grantee unto the Grantors, the receipt of all of which is hereby acknowledged by the Grantors, the Grantors do hereby BARGAIN, SELL, GRANT and CONVEY, with General Warranty of Title and Modern English

WIEGANDT & DOUBLES
Attorneys at Law, P.C.

Offices:
Fincastle, VA
Salem, VA

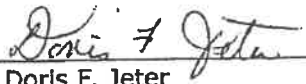
Covenants of Title unto the said Grantee, Linda F. Hampton, bona fide purchaser for value, all of their right, title and interest in and to the hereinafter described property, lying and being in Botetourt County, Virginia, together with easements and appurtenances thereunto belonging and improvements thereon described as follows, to-wit:

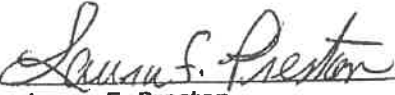
Beginning at a point at (1); thence N. 34° 10' 02" E. 194.30 feet to a point at (2); thence N. 25° 41' 02" E. 47.7 feet to a point at (3); thence S. 75° 59' 58" E. 40.5 feet to a point at (4); thence S. 84° 33' 58" E. 75.0 feet to a point at (5); thence N. 75° 26' 02" E. 90.6 feet to a point at (6); thence S. 17° 15' 53" W. 164.36 feet to a point at (7); thence N. 50° 13' 00" E. 52.09 feet to an iron set at (11); thence S. 40° 15' 12" W. 208.99 feet to an iron set at (10); thence N. 55° 39' 58" W. 130.29 feet to the beginning and containing 1.0534 acres more or less.

TOGETHER WITH that certain easement over the old private road extending across the adjacent 0.6565 acre lot from the hereinabove described 1.0534 acres and the lands (now or formerly) of Bernice Y. Freeman fronting on U.S. Highway # 11 with the right of ingress and egress thereover as reserved and set forth in Instrument recorded in Deed Book 288, at Page 709.

This deed is subject to all easements, restrictions and conditions of record affecting the hereinabove described property.

WITNESS the following signatures and seals:

 (SEAL)
Doris F. Jeter

 (SEAL)
Laura F. Preston

WEGANDT & DOUBLES
Attorneys at Law, P.C.

Offices:
Fincastle, VA
Salem, VA

point at (3); thence S. 75° 59' 58" E. 40.5 feet to a point at (4); thence S. 84° 33' 58" E. 75.0 feet to a point at (5); thence N. 75° 26' 02" E. 90.6 feet to a point at (6); thence S. 17° 15' 53" W. 164.36 feet to a point at (7); thence N. 50° 13' 00" E. 52.09 feet to an iron set at (11); thence S. 40° 15' 12" W. 208.99 feet to an iron set at (10); thence N. 55° 39' 58" W. 130.29 feet to the beginning and containing 1.0534 acres more or less.

There is reserved to Harry E. Freeman an easement over the existing private roadway on the 1.0534 acre hereby conveyed with the right of ingress and egress to and from the public street to the 0.6565 acre herein-after conveyed to him.

This conveyance is subject to all recorded restrictions, reservations, conditions and easements affecting the lands hereby conveyed.

The party of the first part covenants that he is seised in fee simple of said land; that he has the right to convey the same to the party of the second part; that the party of the second part shall have quiet and peaceful possession of the same, free and clear of all encumbrances except as herein noted; that he has done no act to encumber the same; and that he, the party of the first part, shall execute such other and further assurances of title as may be requisite.

And in further consideration of Ten (\$10.00) Dollars, cash in hand paid by the party of the first part unto the party of the second part, and other valuable consideration, the receipt of all of which is hereby acknowledged, the party of the second part does hereby grant, bargain, sell and convey, with General Warranty of title, unto said Harry E. Freeman, his assigns and heirs forever, the following described property, lying and being in Town of Buchanan, Botetourt County, Virginia, to-wit:

BK0000P60072

STATE OF VIRGINIA

_____ OF _____, to-wit:

The foregoing instrument was acknowledged before me this 19
day of April, 2006, by Doris F. Jeter.

My commission expires 11-30-06.

Nicholas L. Jeter
Notary Public

STATE OF VIRGINIA

21st OF February, to-wit:

The foregoing instrument was acknowledged before me this 9th
day of March, 2006, by Laura F. Preston.

My commission expires 2-28-2007.

[Signature]
Notary Public

WIEGANDT & DOUBLES
Attorneys at Law, P.C.

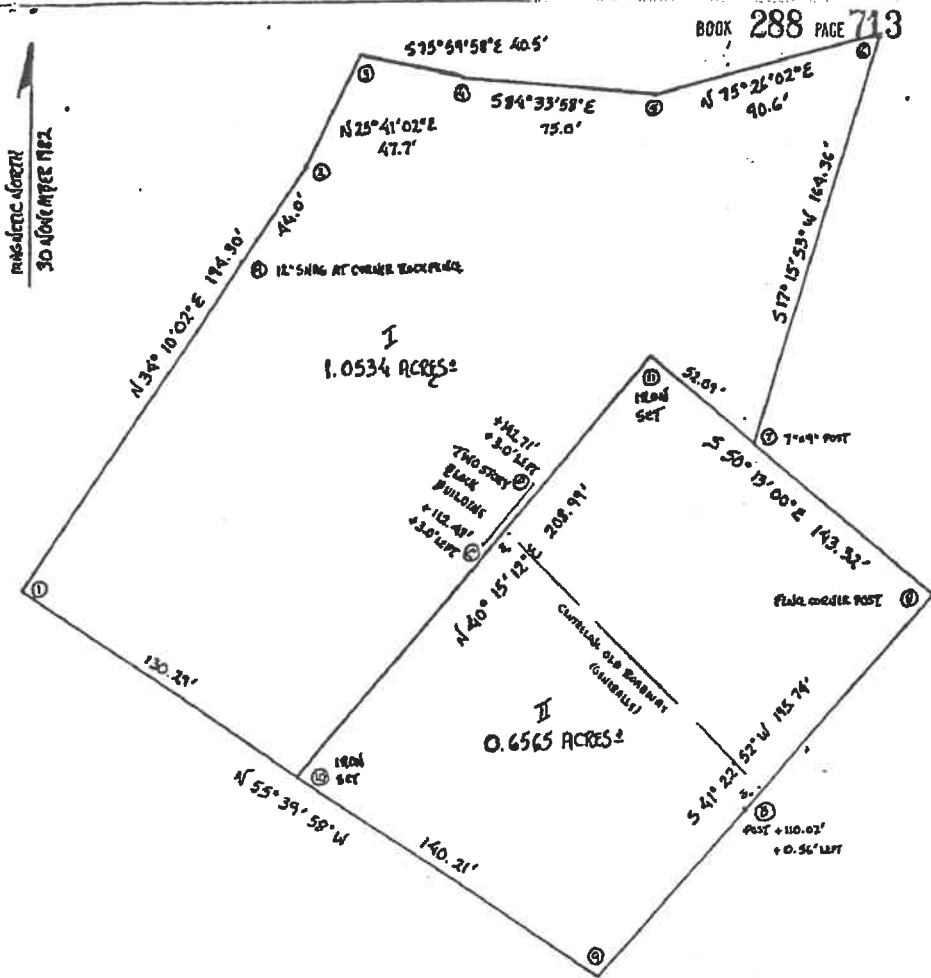
Offices:
Fincastle, VA
Salem, VA

INSTRUMENT #060003063
RECORDED IN THE CLERK'S OFFICE OF
BOTETOURT ON
MAY 19, 2006 AT 12:54PM
\$8.00 GRANTOR TAX WAS PAID AS
REQUIRED BY SEC 58.1-802 OF THE VA. CODE
STATE: \$4.00 LOCAL: \$4.00
TOMMY L. MOORE, CLERK

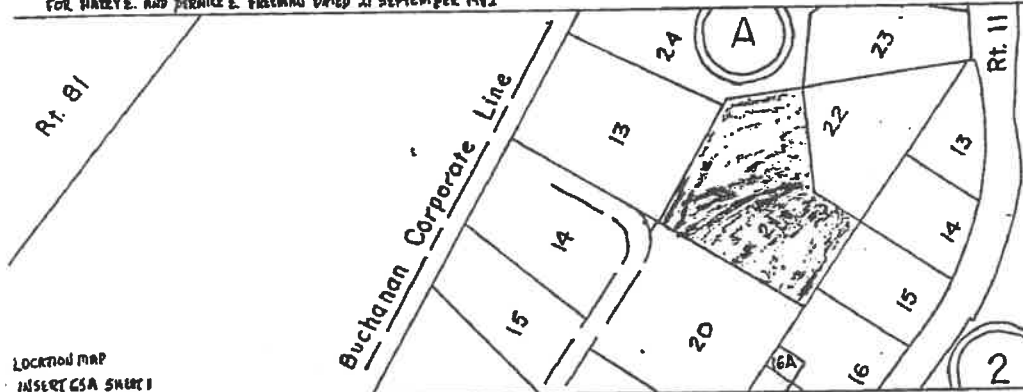
RECORDED BY: LMS

L. Dewitt, RC

Plate
Mam purchased



NOTE: BOUNDARY SURVEY ONLY, EASEMENTS NOT SEARCHED
BOUNDARY LINES BASED ON MONUMENTS AT ①, ②, ③. CORNERS ①, ②, ③, ④, ⑤, ⑥, ⑦ PAID OF CLOSURE FROM ① TO ⑦ AND SURVEY BY DAVID DICK
FOR HARRY E. AND MERICE E. FREEMAN DATED 21 SEPTEMBER 1982



LOCATION MAP
INSERT CSA SHEET I

PARTITION OF TRACT 65A-21

PROPERTY OF HARRY E FREEMAN AND BERNICE E FREEMAN PWD BOOK 122 PAGE 132
TOWN OF BUCHANAN, VIRGINIA

CHARLES R MCMURRY, CERTIFIED LAND SURVEYOR

SCALE 1"=50'

PALEVILLE
VIRGINIA

3 DECEMBER 1982

RESIDENTIAL LEASE

LEASE AGREEMENT BETWEEN LINDA HAMPTON, WILLIE HAMPTON, DORIS JETER, LAURA PRESTON (LANDLORD)

TENANT.

FOR GOOD CONSIDERATION IT IS AGREED BETWEEN THE PARTIES AS FOLLOWS:

LANDLORD HEAREBY LEASES TO TENANT THE PREMISES DECRIBED AS FOLLOWS: KITCHEN, LIVING ROOM, 2 BEDROOMS, 2 BATHROOMS AND BASEMENT.

THIS LEASE SHALL BE FOR THE TERM OF ONE YEAR COMMENCING ON OCTOBER 1, 1994.

IT WAS AGREED BY LANDLORD AND TENANT THAT THE RENT BE \$ 250.00 A MONTH. THERE WILL BE A SECURITY DEPOSIT OF \$ 250.00 TO BE RETURNED UPON TERMINATION OF THIS LEAST AND PAYMENTS OF ALL RENTS DUE AND PERFORMANCE OF ALL OBLIGATIONS ARE MET. THE APPARTMENT MUST BE LEFT CLEAN, NOTHING BROKEN OR DAMAGED.

THE RENT WILL BE PAID ON THE 1ST OF EACH MONTH. THE RENT WILL BE PAID FOR THE 1ST 5 MONTHS (OCTOBER TO FEBRUARY) AT \$ 200.00 A MONTH. THIS IS AN AGREEMENT MADE BY BOTH PARTIES; BECAUSE THE BLAKES WILL TAKE CARE OF THE MOWING OF THE GRASS THE FIRST TIME AND HELPING WITH SOME OF THE CLEANING.

THERE WILL BE A LATE CHARGE OF \$ 30.00 IF THE RENT HAS NOT BEEN RECEIVED BY THE 5TH OF EACH MONTH.

THE TENANT SHALL AT ITS OWN EXPENSE PROVIDE THE FOLLOWING: ELECTRIC, OIL FOR HEATING, GAS FOR GAS RANGE, WATER AND SEWAGE, KEEPING THE GRASS CUT.

- M) **BREACH OF AGREEMENT:** IN ANY EVENT OF ANY BREACH OF THE PAYMENT OF THE RENT OR ANY OTHER ALLOWED CHARGES OR OTHER BREACH OF THIS LEASE, LANDLORD SHALL HAVE FULL RIGHTS TO TERMINATE THIS LEASE IN ACCORDANCE WITH STATE LAW AND RE-ENTER AND RECLAIM POSSESSION OF THE PREMISES, IN ADDITION TO SUCH OTHER REMEDIES AVAILABLE TO LANDLORD ARISING FROM SUCH BREACH.
6. THIS LEASE SHALL BE BINDING UPON AND INSURE TO THE BENEFIT OF THE PARTIES, THEIR SUCCESSORS, ASSIGNS AND PERSONAL REPRESENTATIVES.
7. THIS LEASE SHALL BE SUBORDINATE TO ALL PRESENT OR FUTURE MORTGAGES AGAINST THE PROPERTY.
8. **ADDITIONAL LEASE TERMS:**
- A) WATERBEDS WILL NOT BE PERMITTED.
- B) LANDLORD WILL NOT BE RESPONSIBLE FOR THE GARBAGE DISPOSAL EXCEPT IN THE EVENT OF THE FAILURE OF ANY OF THE MANUFACTURE PARTS.

SIGNED UNDER SEAL THIS 9 DAY OF 15, 1994.

IN THE PRESENTS OF:


Wilkie Lynda Hampton
LANDLORD
Jay L. Terry Blake
TENANT

JAY EDWARD BLAKE
PH. 540-529-3352
PO BOX 844
SILER CITY, NC 27344-0844

512

Date 4/8/04

86-112/531
82801

PAY Linda Hampton \$ 500.00
in the order of
Five hundred dollars & no/100 — Dollars  Security features
are included
Details on back

BB&T

BRANCH BANKING AND TRUST COMPANY
SILER CITY, NORTH CAROLINA

Memo Back Due Rent

Signature Jay E. Blake MP

⑆05310112⑆5290844802⑆0512

1287

JAY BLAKE 10/95
TAMMY R BLAKE PH. 540-254-3302
PO BOX 72 201 4TH STREET
BUCHANAN, VA 24066-0072

Date 05-31-02

68-426/514-31202

2780

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