

OFF REC 878 PAGE 967
EASEMENT AND ROAD MAINTENANCE AGREEMENT

The parties hereto, being in agreement that the roadway between W. W. Kelley Road and Timber Run, a subdivision offered for sale by WOODMOOR PROPERTIES, LTD., is likely to need periodic maintenance and repair, enter into this agreement in order to provide such.

WOODMOOR PROPERTIES, LTD., hereby agrees to pay the amount necessary to provide such maintenance should the money available in the amount of the Homeowners Association be insufficient. Such liability for contribution in any one year shall not exceed that amount yielded by multiplication of the number of lots owned by Woodmoor Properties, at the time such contribution is necessary, by the sum of Twenty (\$20) Dollars.

In consideration for the above, FLOYD L. DORN, ELEANOR M. DORN, JAMES C. OGBURN, L. AMANDA OGBURN, HERSHEL F. FRAZIER, and SYLVIA VERNON FRAZIER, agree to contribute an amount equal to that contributed by members of the Homeowners Association, except that their assessment shall be reduced by an amount equal to a pro rata share of the property taxes they pay for the property comprising the real easement and in no event shall such liability for contribution exceed the sum of Twenty-five (\$25) Dollars per year. They further agree to grant a perpetual easement to WOODMOOR PROPERTIES, LTD., their successors and assigns, for the use of the subject roadway for so long as it may be so used or until such roadway is taken over by Leon County or any other public body.

WOODMOOR PROPERTIES


RICHARD E. DUVALL,
General Partner


FLOYD L. DORN


ELEANOR M. DORN


JAMES C. OGBURN


L. AMANDA OGBURN


HERSHEL F. FRAZIER


SYLVIA VERNON FRAZIER

