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THIS DEED, WELL AND WATER LINE EASEMENT AND WELL DEDICATION made and entered into this 17th day of July, 1998 by and between MAGGIE ETHEL CUNDIFF, widow, HARRY J. CUNDIFF, JR., DOUGLAS G. CUNDIFF, BETTY C. MABE, and GEORGIE C. BROWN, Grantors, and WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC., Grantee.

W I T N E S S E T H

WHEREAS, the parties own adjoining tracts located in Franklin County, Virginia, portions of which being more particularly shown on that certain plat designated Plat Showing Well Lot #3 (0.29 Ac.) and NEW 20 Foot Waterline and Ingress-Egress Easement made by Lumsden Associates, P.C., dated June 16, 1997, a copy of said plat to be attached and made an exhibit to this agreement and to be recorded herewith; and

WHEREAS, the Grantee has developed The Boardwalk development which includes The Cottages at The Boardwalk on the Grantees property with a water system to serve the said project; and

WHEREAS, the Grantors have agreed to grant and convey unto the Grantee a well site and a water line easement to supply a portion of the water to the said water system for the said subdivisions in consideration of the Grantee agreeing with the Grantors that it will allow the Grantors to purchase water from said water system in the same manner and condition as water supplied to owners of lots in the Grantee's aforesaid development and in accordance with the terms hereinafter contained; and

WHEREAS, the parties desire to enter into this agreement to grant and convey unto the Grantee a well site and a water line easement and for the dedication of a well on said well lot and to set forth the agreement between the parties concerning the rights

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Vogel &
Cromwell, L.L.C.

Roanoke VA