

COPY

For Registration Register of Deeds  
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 Moore County, NC  
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 Instrument# 2025016144

Prepared by and return to Robbins May & Rich LLP (PTN), 120 Applecross Road, Pinehurst, North Carolina 28374

Brief Description for Index: Notice of Permissive Encroachment/Crosby -Spengler

ADDITIONAL INDEXING INSTRUCTIONS

Please index this instrument, in the grantee and grantor indices, under the names of the record owner of the real property effected thereby and hereinafter set forth.

1. David B. Crosby
2. Lynette A. Crosby
3. Ross G. Spengler
4. Suzanne Spengler

NOTICE OF PERMISSIVE ENCROACHMENT

This Notice of Permissive Encroachment is made on this the 6 day of November, 2025 by David B. Crosby and Lynette A. Crosby, ("Grantor") and Ross G. Spengler and Suzanne Spengler (collectively, "Grantee").

WHEREAS Grantor owns the property located at 76 Greencastle Drive, Pinehurst, NC, Lot 394, Section 9 of Pinehurst National Corporation, as shown plat recorded in Plat Cabinet 4, Slide 289, Moore County Registry, (the "Plat") pursuant to instrument recorded in Book 5330, Page 259, Moore County Registry, (the "Grantor Property").

WHEREAS Ross G. Spengler and Suzanne Spengler ("Grantee") owns the adjacent property located at 78 Greencastle Drive, Pinehurst, NC pursuant to instrument recorded in Book 6417, Page 287, Moore County Registry, ("Grantee Property").

WHEREAS Grantor has agreed to allow Grantees access over a certain twelve (12) foot strip of land, to include a five (5) foot wide stone path extending directly off the property line and invisible fencing on Grantor's property immediately adjacent to Grantee's Property for Grantee and Grantees' dogs use (collectively, the "Encroachments").

WHEREAS Grantor wishes to memorialize its grant of permission, in continuation of prior grants of permission, to Grantee for continued encroachment of the Encroachments. Grantee shall not be allowed to erect any structure over and above the Encroachments or to obstruct Grantor's use of the land.

Submitted electronically by "Robbins May & Rich LLP"  
 in compliance with North Carolina statutes governing recordable documents  
 and the terms of the submitter agreement with the Moore County Register of Deeds.

NOW, THEREFORE, Grantor hereby (a) grants permission, in continuation of prior grants of permission, to Grantee and to its successors in title for the continued existence and use of the Encroachments and (b) provides that, as a material condition thereof, this grant of permission is revocable at any time, without notice, in the sole discretion of Grantor or its successors in title.

Grantee by its signature hereof acknowledges receipt of this Notice of Permissive Encroachment and agrees to abide by the terms thereof.

[the remainder of this page intentionally left blank]

IN WITNESS WHEREOF, this Notice of Permissive Encroachment is executed (a), if by an individuals, by hereunto setting his or her hand under seal by adoption of the word "SEAL" appearing next to his or her signature, (b), if by a corporation, by the duly authorized officer, director or shareholder of the corporation on its behalf under seal, if an impression seal appears hereon, by affixing such impression seal or by adoption of the word "SEAL" appearing next to the signature of the officer, director or shareholder, (c), if by a partnership, by the duly authorized partner of the partnership on its behalf under seal by adoption of the word "SEAL" appearing next to the signature of the partner or (d), if by a limited liability company, by the duly authorized member or manager on its behalf under seal by adoption of the word "SEAL" appearing next to the signature of the member or manager, on the day and year first above written.

GRANTOR  
David B. Crosby (SEAL)  
 David B. Crosby  
Lynette A. Crosby (SEAL)  
 Lynette A. Crosby

STATE OF North Carolina  
 COUNTY OF Moore

I certify that the following person personally appeared before me this day and acknowledged to me that the following person voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Name	Capacity
David B. Crosby Lynette A. Crosby	Individually

- I have personal knowledge of the identity of the principal;
- I have seen satisfactory evidence of the principal's identity, by a current state or federal identification with the principal's photograph in the form of a NCID; or
- A credible witness has sworn to the identity of the principal

Witness my hand and official stamp or seal on this the 6 day of November, 2025.

**Marguerite E. M. Beeson**  
 Notary Public  
 Moore County, N.C.

Marguerite E. M. Beeson  
 Notary Public

Print notary name: Marguerite E. M. Beeson  
 (notary name must be exactly as on notary seal)

My commission expires: 03/15/27

[affix notary seal, which must be fully legible, below]

IN WITNESS WHEREOF, this Notice of Permissive Encroachment is executed (a), if by an individuals, by hereunto setting his or her hand under seal by adoption of the word "SEAL" appearing next to his or her signature, (b), if by a corporation, by the duly authorized officer, director or shareholder of the corporation on its behalf under seal, if an impression seal appears hereon, by affixing such impression seal or by adoption of the word "SEAL" appearing next to the signature of the officer, director or shareholder, (c), if by a partnership, by the duly authorized partner of the partnership on its behalf under seal by adoption of the word "SEAL" appearing next to the signature of the partner or (d), if by a limited liability company, by the duly authorized member or manager on its behalf under seal by adoption of the word "SEAL" appearing next to the signature of the member or manager, on the day and year first above written.

GRANTEE

[Signature] (SEAL)  
Ross G. Spengler

STATE OF North Carolina  
COUNTY OF Moore

I certify that the following person personally appeared before me this day and acknowledged to me that the following person voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Name	Capacity
Ross G. Spengler	Individually

- I have personal knowledge of the identity of the principal;
- I have seen satisfactory evidence of the principal's identity, by a current state or federal identification with the principal's photograph in the form of a NCID; or
- A credible witness has sworn to the identity of the principal

Witness my hand and official stamp or seal on this the 29 day of September, 2025.

**Marguerite E. M. Beeson**  
Notary Public  
Moore County, N.C.

[Signature]  
Notary Public

Print notary name: Marguerite E. M. Beeson  
(notary name must be exactly as on notary seal)

My commission expires: 03/15/27

[affix notary seal, which must be fully legible, below]

IN WITNESS WHEREOF, this Notice of Permissive Encroachment is executed (a), if by an individuals, by hereunto setting his or her hand under seal by adoption of the word "SEAL" appearing next to his or her signature, (b), if by a corporation, by the duly authorized officer, director or shareholder of the corporation on its behalf under seal, if an impression seal appears hereon, by affixing such impression seal or by adoption of the word "SEAL" appearing next to the signature of the officer, director or shareholder, (c), if by a partnership, by the duly authorized partner of the partnership on its behalf under seal by adoption of the word "SEAL" appearing next to the signature of the partner or (d), if by a limited liability company, by the duly authorized member or manager on its behalf under seal by adoption of the word "SEAL" appearing next to the signature of the member or manager, on the day and year first above written.

GRANTEE

Suzanne Spengler (SEAL)  
Suzanne Spengler

STATE OF North Carolina  
COUNTY OF Moore

I certify that the following person personally appeared before me this day and acknowledged to me that the following person voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Name	Capacity
Suzanne Spengler	Individually

- I have personal knowledge of the identity of the principal;
- I have seen satisfactory evidence of the principal's identity, by a current state or federal identification with the principal's photograph in the form of a NCID; or
- A credible witness has sworn to the identity of the principal

Witness my hand and official stamp or seal on this the 29 day of September, 2025.

**Marguerite E. M. Beeson**  
Notary Public  
Moore County, N.C.

Marguerite E. M. Beeson  
Notary Public

Print notary name: Marguerite E. M. Beeson  
(notary name must be exactly as on notary seal)

My commission expires: 03/15/27

[affix notary seal, which must be fully legible, below]