

FUTURE CROSS ACCESS COVENANTS AND RESTRICTIONS

This INDENTURE made and dated this (DAY) day of (MONTH), (YEAR), by (DECLARANT(S) NAME), an *(INDIVIDUAL or DOMESTIC CORPORATION)* residing at or doing business at (DECLARANT(S) ADDRESS), hereby referred to as the “DECLARANT(S):

W I T N E S S E T H :

WHEREAS, the Declarant(s) are the owner(s) of the real property identified as SCTM No. District 0200, Section , Block , Lot and further described in Schedule “A” (hereinafter the “Property”), which is annexed hereto and made a part hereof; and

WHEREAS, the Property includes an area along the boundary suitable for Future Cross Access with an adjoining parcel to the ; and

WHEREAS, Declarant has considered the foregoing and determined that the same will be in the best interest of the Declarant and subsequent owners of the premises.

NOW THEREFORE, THIS DECLARANT, hereby declares that a perpetual offer is made for future cross access to the , (District , Section , Block , Lot), which agreement shall be in a form and fashion acceptable to the Town Attorney and the Declarant in their reasonable discretion. Upon review and approval, said agreement shall be filed as a covenant in the Office of the Suffolk County Clerk.

These covenants and restrictions shall run with the land and shall be binding on the Declarant(s), Declarant(s) heirs, successors and assigns, subject to the right of the Town Board of the Town of Brookhaven to amend, modify, annul or repeal the foregoing covenants at any time.

Each of the above covenants is enforceable through all of the powers of the Town Attorney’s Office.

IN WITNESS WHEREOF, Declarant(s) has/have hereunto set his/her/their/its hand and seal the day and year first above written.

(Name of Corporation if Applicable)

(Print/Type Name)
(Print/Type Title if Corporation)

STATE OF NEW YORK)
) ss.:
COUNTY OF SUFFOLK)

On the **(DAY)** day of **(MONTH)**, 20 , before me, the undersigned, a Notary public in and for the State of New York, personally appeared **(NAME)**, personally known to me or proved to me on the basis of satisfactory evidence, to be the individual(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument.

Notary Public

UNIFORM CERTIFICATE OF ACKNOWLEDGMENT

STATE OF)
) ss.:
COUNTY OF)

On the **(DAY)** day of **(MONTH)**, 20 , before me, the undersigned, a Notary public in and for the State of New York, personally appeared **(NAME)**, personally known to me or proved to me on the basis of satisfactory evidence, to be the individual(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument, and that such individual made such appearance before the undersigned in the _____ . (Insert the city or the political subdivision and the state or country or other place the acknowledgment was taken.

Notary Public

SCHEDULE "A"
Legal Description

SAMPLE