

This is the Law



By ROBERT E. LEE
(For the N. C. Bar Association)

Easements

What is an easement? An easement is an interest in land which entitles the owner of the easement to use and enjoy land in the possession of another. An easement entitles a person to do acts on the land of another which he would otherwise not be privileged to do.

The construction and maintenance of telephone and electric or power lines on your land is an easement. You continue to own the land and to enjoy its possession. The public utility has merely a limited use of the land you own.

A public utility may acquire an easement by condemnation proceedings.

An adjoining property owner

may acquire by easement the right to project onto your land the eaves, cornices or bay-windows of his house. He cannot do so, however, without your consent. If you object to a person using your property in any way you must take legal action to stop such within twenty years.

An easement may be acquired by prescription, without your consent, where there has been a continued uninterrupted adverse use for twenty years. A mere permissive use is not sufficient; it must be adverse.

Other examples of easements are: The right to cross another's land, the right to take water from another's land, the right to use a stairway or a toilet on another's land, the right to erect advertising signs, and the right to maintain a dam that floods back water upon adjacent land.

Must easements be in writing?

Express easements must be in writing, because they involve an interest in land. They are generally created by an express grant in the form of a deed.

Implied easements are easements acquired by a continued and uninterrupted adverse use for twenty years and need not be in writing.

What is an implied easement? Where one conveys a part of the real property he owns, he impliedly grants all those appar-

ent or visible easements upon the property retained which were at the time of the conveyance by the grantor for the benefit of the part conveyed, and which are reasonably necessary for the use of that part.

For example, if a two story building with offices on the second floor is conveyed, and at the time of the execution of the deed the only means of ingress or egress to the second floor was by a stairway and hall through an adjoining building owned by the grantor, the purchaser acquires by implication a continued right to use this stairway and hall.

Frankly Speaking

By Frank Roberts

Columbia RCA Victor, Capitol. I've joined all three record clubs now. Who says a dee-jay gets enough music? My own private collection totals something above 2,000 records, mostly swing and jazz.

Last week's column mentioned something about Errol Flynn. The actor passed away the day the column came out, although the column itself was written a few days before. On that subject, look at this list of movie artists who've only recently been claimed by sudden death: Errol Flynn, Mario Lanza, Wayne Morris, Paul Douglas, Kay Kendall (Mrs. Rex Harrison), William Bishop (good-looking costar of "It's a Great Life," which also starred Michael O'Shea), Edmund Gwenn.

From state headquarters to WCDJ comes a tremendously interesting book entitled "A Governor Sees the Soviet." Contains letters from Governor Hodges, along with photographs taken during his recent trip to Russia. If you'd like a free copy of this book, lemme know. A hundred pages—interesting and well written.

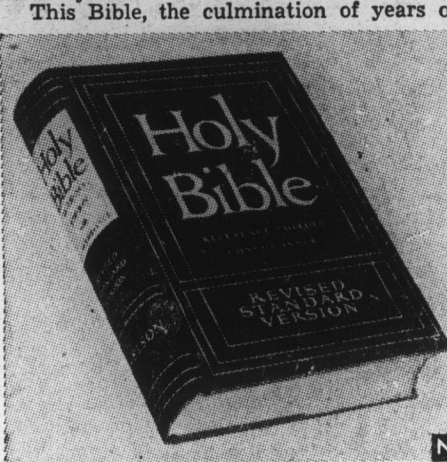
Well, the fair is over, but it was fun. I was broadcasting three times a day, every day, during the run of the fair, but the biggest fun was taking youngsters down to the fair grounds. They loved the rides and the games and their happiness made it so worth-while.

Speaking of show-biz celebrities passing away, as I did earlier in the column, I note the passing away also of Randall Kent Kington. He was known professionally as Randy Kent and was the announcer for the Kukla, Fran and Ollie show.

Remember the movie "Some Came Running?" Dean Martin was always insulting Shirley MacLaine. They've made up and in a new movie "Career,"

A New Key to Bible Knowledge

At a time when church membership in America is higher than ever before in our history, and Bible reading is at an all-time peak, a publishing event of world-wide significance has occurred. It is the long-awaited publication of the first Concordance Reference edition of the Revised Standard Version of the Holy Bible.



This Bible, the culmination of years of work by leading theologians and scholars, has become available on the seventh anniversary of the publication of the text edition of the Revised Standard Version in 1952. Published by Thomas Nelson & Sons, this new edition includes over 75,000 center column references, twelve maps and a 162-page concise concordance with a list of proper names. It will be known officially as the Revised Standard Version Concordance Reference Bible.

When the complete text of the RSV Bible was issued seven years ago, it caused a publishing sensation, selling out its first million copies in a month. Although it marked no change in Christian doctrine, it was hailed by scholars and critics everywhere as a work long overdue. It clarified language and corrected mis-information and ambiguities arising from faulty scholarship of the past. The new translation made minute use of all great modern archeological discoveries and studies, including the Dead Sea Scrolls.

The center column reference Bible, latest and most important in the RSV Bible series, tells the reader where he may find other passages in the Bible having a common theme with the one he is reading. Some references may illustrate the meaning of a particular verse. Others complete a thought, or indicate the outcome. Placed as close as possible to the verse to which they relate, the references enrich Bible reading for everyone. With the concordance and list of proper names in the back of the book, the new RSV, reset in easy-to-read type, makes for ideal individual and family reading... and is the best possible gift at Christmas or any time.

they become a romantic team. Speaking of the movies, remember child star Bobby Driscoll? The curly-headed lad who was outstanding in such movies as "The Window" and "So Dear to My Heart." Now 22, he was arrested in Hollywood on a narcotics charge. He's unemployed.

Don't get much chance to watch tee-vee, but have quick-checked some of the new season's programs. "Goldie" turns out to be a waste of Betty Hutton's terrific talents; the new "Lineup" is a second-rate "Peter Gunn." Tom Tully is missed; "Love and Marriage" features the wonderful William Demarest and the show is wonderful, too; "Father Knows Best" and the "Danny Thomas Show" are back and still great as ever.

More next week, but I'd like to close with this quote from the immortal Satchel Paige: "Don't pray when it rains, if you don't pray when the sun shines."

Snob Appeal

"I want a very fine dog," said Mrs. Newlyrich haughtily. "Has this one a pedigree?" "Lady," said the kennel man, "if this dog could talk he would not speak to either of us."

stressed some very helpful points on clothes for the home, club meetings, shopping in small towns and in large cities, church, luncheons, teas, weddings, funerals and travel. Miss Aman stated that where you live and the customs of the people there are important factors in determining what is correct for you to wear. The best rule is never to be overdressed. Let simplicity be your guide. After the demonstration Miss Aman gave out pamphlets with a scoring sheet for your outfit. The members enjoyed adding up the points on the outfit Miss Aman wore as well as what each club member wore.

The hostess served delicious refreshments to all present.

STATE FAIR WINNER

Baby clothes and suits were among the winning displays in the Clothing Division at the North Carolina State Fair.

Included on the winners' list from Chowan County was Mrs. John F. Perry, Edenton Route 1, who won first place for baby's sack and bonnet.

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The Tax Books for the year 1959 are now in my hands for the collection of taxes. We urge you to pay your taxes now and avoid the penalty which will begin on February 1.

A PENALTY OF 1% WILL BE ADDED ON 1959 TAXES NOT PAID BEFORE FEBRUARY 2. ANOTHER 1% WILL BE ADDED MARCH 2 AND AN ADDITIONAL 1/2 OF 1% WILL BE ADDED FOR EACH ADDITIONAL MONTH TAXES ARE UNPAID.

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RAILROAD FEATHERBEDDING:

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Featherbedding on the railroads — pay for work not done or not needed — is costing the American people the shocking total of more than \$500,000,000 a year.

You pay for it every time you shop, because featherbedding costs are hidden in the price of everything you buy.

Obsolete union work rules, involving the railroad operating employees, are responsible for this gigantic burden. Right now, for instance, these rules require every diesel locomotive to carry a fireman—even though diesels have no fires to tend.

The forthcoming negotiations between the railroads and the unions are urgently important to the whole nation.

In asking the unions to drop these featherbedding rules, all the railroads ask for is a fair day's work for a fair day's pay.

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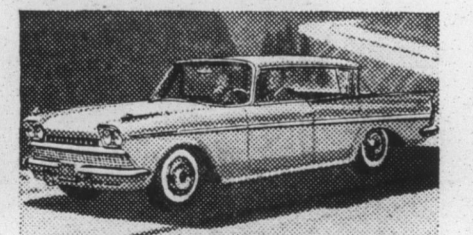
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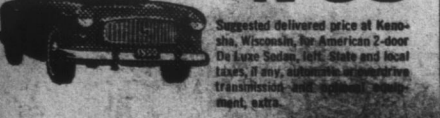
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