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# Introduction and Purpose

This Boundary Agreement is made and entered into as of August 9, 2025, by and between DocuPal Demo, LLC, a company organized under the laws of the United States, with its principal address at 23 Main St, Anytown, CA 90210 ("DocuPal"), and Acme, Inc ("ACME-1"), a business entity organized under the laws of the United States, with its principal address at 3751 Illinois Avenue, Wilsonville, Oregon - 97070, USA.

## Purpose of Agreement

The primary purpose of this agreement is to clearly establish and define the boundary line between the properties owned by DocuPal and ACME-1. This agreement will provide a detailed description of the boundary, supported by relevant survey documents and GPS coordinates, and will outline the rights and responsibilities of each party about the shared property line. This Boundary Agreement intends to prevent future disputes regarding the location and maintenance of the boundary line between the properties.

## Definitions and Interpretations

For the purposes of this Boundary Agreement, the following terms shall have the meanings set forth below:

### Defined Terms

- **Boundary Line:** Refers to the legally established dividing line between the property owned by Docupal Demo, LLC and the property owned by ACME-1, as depicted in **Exhibit A** (Survey Map) and further clarified by the GPS coordinates listed in **Exhibit B**. This line determines the limits of ownership and responsibility for each party.
- **Encroachment:** Means any physical intrusion by one party onto the property of the other party. This includes, but is not limited to, buildings, fences, driveways, landscaping, or any other structure or object that extends beyond the Boundary Line.



- **Maintenance:** Encompasses all necessary activities required to keep any structures, landscaping, or other improvements located on or near the Boundary Line in good repair and condition. This includes, but is not limited to, repair, replacement, and upkeep.

## Interpretation

In this Boundary Agreement, unless the context clearly indicates otherwise:

- Words importing the singular include the plural and vice versa.
- References to persons include corporations and other legal entities.
- The headings are for convenience only and do not affect the interpretation of this Agreement.
- All exhibits referred to are incorporated by reference.

## Boundary Description and Mapping

This section precisely defines the boundary line shared between DocuPal Demo, LLC, and ACME-1, as visually represented in Exhibit A, a survey map dated [Date] and prepared by [Surveyor Name].

### Detailed Boundary Description

The boundary line's origin is specifically located at [Starting Point Description]. From this starting point, the line proceeds [Direction] for a distance of [Distance], ultimately terminating at [Endpoint Description]. This course is further illustrated in Exhibit A.

### Supporting Documentation and References

To ensure clarity and precision, the following elements are incorporated into this Boundary Agreement:

- **Exhibit A:** This survey map provides a comprehensive visual depiction of the boundary line, including relevant landmarks and adjoining properties.
- **GPS Coordinates:** Key boundary points are geographically referenced using the following GPS coordinates: [List GPS Coordinates]. These coordinates offer an additional layer of accuracy in defining the boundary's location.



- **Landmark References:** The boundary is further defined by its proximity to the following landmarks: [List Landmarks].

## Area Chart

# Survey and Measurement Details

The boundary line, as depicted in this agreement, is established based on a professional survey conducted by [Surveyor Name/Company]. This survey adheres to [Survey Standards Used], ensuring accuracy and compliance with industry standards. The survey incorporated the use of [Equipment Used] to obtain precise measurements and spatial data.

## Methodology

The surveyor used advanced surveying techniques and equipment. These included GPS technology, robotic total stations, and data collectors. These tools allowed for precise determination of the boundary line. All measurements were meticulously recorded and referenced to established control points. This process ensures the reliability and reproducibility of the survey results.

## Survey Results

The survey identified and mapped the boundary line. The results are documented in the attached survey plat. It accurately depicts the line's course and monuments. Any discrepancies or special notes, as observed during the survey, are as follows: [Discrepancies Noted], [Special Notes]. These observations are considered in this boundary agreement. The boundary line is further defined by the GPS coordinates. These coordinates are listed in **Appendix A** of this agreement.

# Rights and Obligations of Parties

Each party has the right to access and use their property up to the boundary line as described in this agreement. This right is subject to the restrictions outlined below.



## Maintenance Responsibilities

Each party is responsible for maintaining their respective side of the boundary line. Maintenance includes preventing vegetation overgrowth, managing erosion, and ensuring no structures compromise the boundary's integrity.

## Restrictions

No party may construct any building or structure within a [Distance] distance of the boundary line without the prior written consent of the other party. This restriction aims to prevent future disputes and ensure both parties can reasonably enjoy their property.

## Future Changes and Encroachments

Any future changes affecting the boundary line require written consent from both Docupal Demo, LLC, and ACME-1. If an encroachment occurs, the encroaching party must remove the encroachment within [Timeframe] of receiving written notification from the other party. Failure to remove the encroachment within the specified timeframe will be considered a breach of this agreement.

# Dispute Resolution

Should a disagreement arise regarding this Boundary Agreement, Docupal Demo, LLC and ACME-1 will first attempt to resolve it through good-faith negotiation. Both parties will meet and confer to try and find a mutually agreeable solution.

## Mediation

If direct negotiation fails to produce a resolution, the parties agree to submit the dispute to mediation. The preferred method for mediation will be [Mediation Details].

## Arbitration

If mediation is unsuccessful, the parties agree to resolve the dispute through binding arbitration, conducted according to [Arbitration Details]. The decision reached through arbitration will be final and legally binding on both Docupal Demo,



LLC and ACME-1.

## Governing Law

The laws of [Governing Jurisdiction] will govern the interpretation and enforcement of this Dispute Resolution section and any disputes arising from this Boundary Agreement.

## Amendments and Modifications

This Boundary Agreement may be amended or modified at any time. Any changes require a written agreement. Both DocuPal Demo, LLC and Acme, Inc. must agree to these changes.

### Amendment Process

All amendments must be in writing. The authorized signatories of both parties must sign the written amendment.

### Limitations

No amendment may alter the fundamental purpose of this Boundary Agreement. The original intent of this agreement must remain intact.

## Signatures and Acknowledgments

### Signatures

This Boundary Agreement becomes effective upon the signatures of both parties.

DocuPal Demo, LLC and Acme, Inc. agree to the terms and conditions outlined in this document.



## Signatory Details

Party	Signatory Name & Title
DocuPal Demo, LLC	[Name and Title of Signatory for DocuPal Demo, LLC]
Acme, Inc. (ACME-1)	[Name and Title of Signatory for Acme Inc]

## Acknowledgments

This agreement requires both notarization and the signatures of two witnesses to be considered fully executed.

### DocuPal Demo, LLC

Signature

Date

### Witness 1:

Signature

Printed Name

Date

### Witness 2:

Signature

Printed Name

Date





Acme, Inc. (ACME-1)

Signature

Date

**Witness 1:**

Signature

Printed Name

Date

**Witness 2:**

Signature

Printed Name

Date

## Notarization

[Space for Notary Public Acknowledgment for DocuPal Demo, LLC]

[Space for Notary Public Acknowledgment for Acme, Inc]

