

Prepared by: Harriman Utility Board
P.O. Box 434 300 N. Roane St
Harriman, TN 37748

Roane County, Tennessee
CLT Map 36G-F
Parcel 001.00

UTILITY EASEMENT

This Easement is entered into as of this 25th day of July, 20 13, between Board of Education of Roane County, TN (the "Owner") and the HARRIMAN UTILITY BOARD ("HUB"), an independent agency of the City of Harriman, Tennessee.

FACTS: The Owner owns the property described in the deed book and page or instrument number shown below which includes the property shown on Exhibit "A" (the "Easement Tract") and described on Exhibit "B". HUB desires to install utility facilities and lines on the Easement Tract. The Owner has agreed that HUB can have an easement across the Easement Tract for its utility facilities and lines owned and/or licensed by HUB. By executing this easement Owner acknowledges that HUB shall compensate the Owner an amount that the Owner agrees is a reasonable payment for the easement given to HUB under this Agreement. Based on all of the above, the Owner agrees as follows:

1. The Owner grants to HUB a permanent utility easement over, under and across the Easement Tract and agrees that HUB has the perpetual right to enter on the Easement Tract and to do those things that are necessary to place, construct, operate, repair, maintain, remove and replace on the Easement Tract one or more utility lines and related equipment and facilities that are owned and/or licensed by HUB. Unless noted otherwise on the Easement Tract, it is agreed that the Easement Tract shall include an additional temporary construction easement as required and necessary to install, replace and maintain the facilities and lines beyond the permanent easement as shown on Exhibit "A". The Owner also agrees, in addition, that HUB shall have reasonable access across Owner's property to reach the Easement Tract as may be needed.

2. The Owner understands and agrees that:

a. HUB has agreed that it will restore the Easement Tract and Temporary Construction Easement after it installs the utility lines. Trees, shrubbery and other vegetation located in the Easement Tract and Temporary Construction Easement may be removed by HUB during construction and HUB is not obligated to replace trees, shrubbery or other vegetation (other than grass) within the Easement Tract and Temporary Workspace that is removed or disturbed.

b. HUB has the right to keep the Easement Tract free and clear of buildings, trees, and anything else that interferes with the installation, maintenance and use of the utility lines on the Easement Tract.

c. Three (3) days before allowing any digging or other work on the Easement Tract, the Owner will notify the person(s) doing the work of the existence of this Agreement and will instruct the person doing the work that they must contact HUB prior to working.

d. The Easement Tract will not be used for anything that will interfere with or endanger the use and operation of the utility lines that are placed on the Easement Tract. No permanent structure will be erected on the Easement Tract.

e. The ground level of the Easement Tract will not be changed without HUB's written approval in advance. Approval shall not be unreasonably withheld by HUB.

3. The Owner will have the right to use and enjoy the Easement Tract for lawns, gardens, pastures, roads, parking lots, and any purpose that does not interfere with or endanger the use and operation of the utility lines installed on the Easement Tract by HUB. The Owner is only granting HUB an easement over, under and across the Easement Tract. The Easement Tract will continue to be owned by the Owner.

4. This Agreement is intended to be binding on and to benefit HUB and its successors and assigns and the Owner and its heirs, successors and assigns. In this Agreement, the singular shall include the plural, the plural the singular and the use of any gender is meant to refer to all genders.

5. Ownership of the property was determined by review of warranty deeds and tax records, and no title opinion nor any subordination of liens was obtained for this property. The Owner, by executing this Agreement, represents that he/she/they is the owner of the Easement Tract and has the exclusive right to receive the compensation paid by HUB and to grant the rights to HUB as set forth in this Agreement. The Owner agrees to defend and hold HUB harmless in the event of any legal or financial claim by any third party to such compensation or otherwise involving HUB's rights as set forth in this Agreement.

IN WITNESS WHEREOF, the Owner(s) has executed this instrument as of the day and year first written above.

"OWNER(s) "

Gary Aytes

Board of Education of Roane County, TN

Property Reference:

Deed Book 1034

Page 430

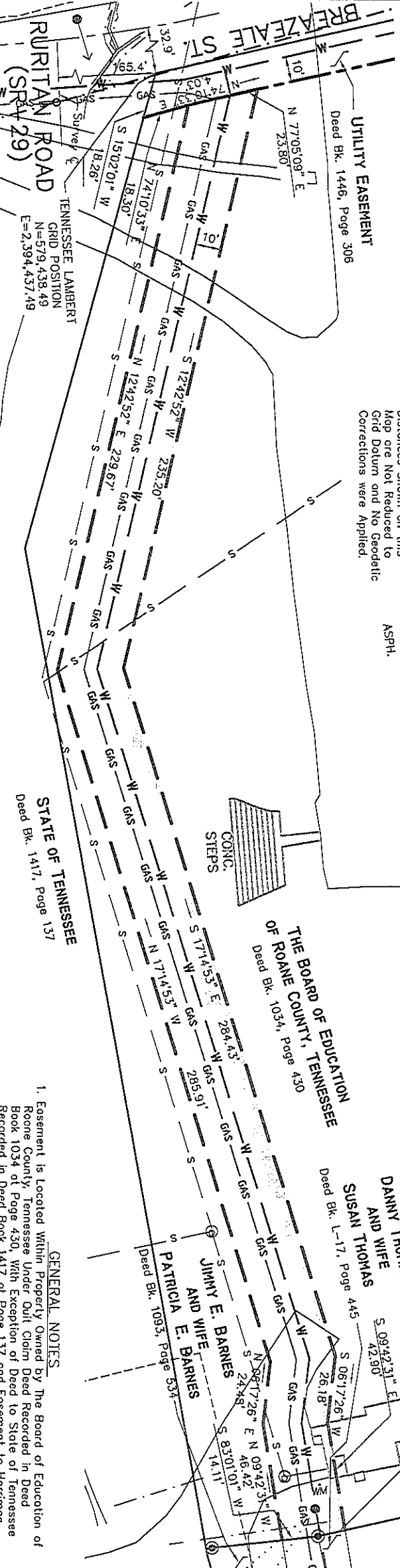
TENNESSEE LAMBERT

GRID NORTH

Note: North for This Survey and Map is Tennessee Lambert Grid North. Reference is North American Datum 1983(95). Distances Shown on this Map are Not Reduced to Grid Datum and No Geodetic Corrections were Applied.

ASPH.

UTILITY EASEMENT
Deed Bk. 1446, Page 306



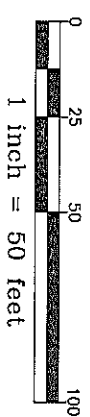
GENERAL NOTES

1. Easement is Located Within Property Owned by The Board of Education of Roane County, Tennessee Under Quit Claim Deed Recorded in Deed Book 1034 at Page 430, With Exception of Deed to State of Tennessee Recorded in Deed Book 1417 at Page 137 and Easement to Harriman Utility Board as Recorded in Deed Book 1446 at Page 306. Also Reference Drawing Number 12-351 for Prior HUB Easement. Reference to Records Found in the Office of the Register of Deeds for Roane County, Tennessee. Easement is Located Within Parcel 1.00, Group "F" on Roane County Tax Map 36G.
2. Easement is in Favor of Harriman Utility Board.
3. North and Position is Tennessee Lambert Grid as Assumed From TDOT Project No. STP-29(58) Control Point 10 and Control Point 2. Coordinate Values are NAD/83(1995) and one Datum Adjusted (Extended) by the Factor 1.00009.
4. Total of 0.337 Acs.± in Proposed Utility Easement.

MAP LEGEND

- Easement Line (1446/306)
- Proposed Gas Line
- Existing Gas Line
- Proposed Water Line
- Existing Water Line
- Existing Sanitary Sewer Line
- Proposed Sanitary Sewer Line
- Proposed Sanitary Sewer Manhole
- Iron Pipe (Found)
- Iron Pin (Found)
- Proposed Overhead Power Line
- Proposed Power Pole
- Existing Power Pole
- Existing Overhead Power Line

GRAPHIC SCALE



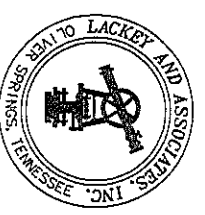
CERTIFICATION OF ACCURACY

This is to Certify that the Property Surveyed is a "Category 2", Suburban and Subdivision Survey, with an Acceptable Linear Error of Closure Not to Exceed 1 in 7,500 and an Acceptable Angular Error of Closure Not to Exceed 25 Seconds Times the Square Root of the Number of Angles Turned. The Undisturbed Field Closure of the Survey Shown on this Map Does Meet or Exceeds Requirements.

CERTIFICATION OF SURVEY

This is to Certify that I am a Registered Land Surveyor, duly licensed to Practice Surveying in the State of Tennessee and that I Have Made this Survey and Prepared this Map from Said Survey and that Both are True and Correct to the Best of My Knowledge and Belief.

Eugene Lackey
Eugene Lackey, RLS
Tennessee Certificate #411



PROPOSED UTILITY EASEMENT FOR:

HARRIMAN UTILITY BOARD

WITHIN THE CORPORATE LIMITS OF HARRIMAN

FIRST CIVIL DISTRICT ~ ROANE COUNTY, TENNESSEE

SCALE: 1 INCH = 50 FEET

DATE: JUNE 21, 2013

SURVEY BY:

LACKEY AND ASSOCIATES, INC.

214 MAIN STREET

OLIVER SPRINGS, TN 37840

PHONE: (865) 435-7663

DRAWING NO. 13-295

EXHIBIT "A"
EASEMENT DESCRIPTION

The Board of Education of Roane County, Tennessee, located in Roane County, Tennessee.

TO

Harriman Utility Board, with mailing address of 300 North Roane Street, Harriman, TN 37748, located in Roane County, Tennessee.

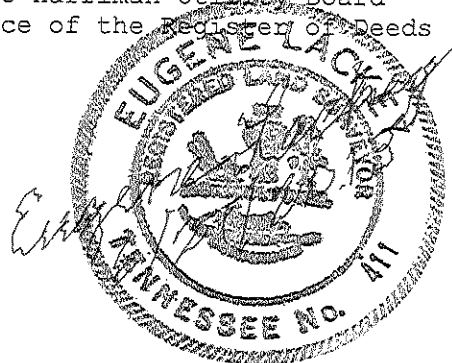
Easement situated in the First Civil District of Roane County, Tennessee and within the Corporate Limits of Harriman, Tennessee and being located on the easterly side of Ruritan Road (Tennessee Highway 29) and the southerly side of Breazeale Street and being a non-exclusive utility easement which is more fully described by metes and bounds as follows:

Commencing on an unmonumented point in the easterly right of way line for Ruritan Road (Tennessee Highway 29), said point being located at 165.4 feet from the survey center line of the new relocation for Ruritan Road (Tennessee Highway 29) and 32.9 feet from the survey center line for Breazeale Street and the said commencement being further defined as located at Tennessee Lambert Grid Position North = 579,438.49 and East = 2,394,437.49; Then traverse, along the easterly right of way line of Ruritan Road, South 15deg 02min 01sec West 18.26 feet to an unmonumented point at the southeasterly corner of a previously acquired Harriman Utility Board easement; Then traverse, with line of previously acquired HUB easement (1446/306), along the southerly line of said previously acquired easement with line interior to the Board of Education of Roane County, Tennessee (1034/430), North 74deg 10min 33sec East 18.30 feet to an unmonumented point, being the northwesterly corner of the easement as herein described in line of previous acquired HUB easement and being the point of BEGINNING; Thence, with line(s) along previous acquired HUB easement (1446/306), interior to the Board of Education of Roane County, Tennessee (1034/430) as follows: 1.) North 74deg 10min 33sec East 4.03 feet to an unmonumented point; 2.) North 77deg 05min 09sec East 23.80 feet to an unmonumented point; Thence, leaving line of previously acquired HUB easement, with line(s) interior to the Board of Education of Roane County, Tennessee (1034/430) as follows: 1.) South 12deg 42min 52sec West 235.20 feet to an unmonumented point; 2.) South 17deg 14min 53sec East 284.43 feet to an unmonumented point; 3.) South 06deg 17min 26sec West 26.18 feet to an unmonumented point; 4.) South 09deg 42min 31sec East 42.90 feet to an unmonumented point in a line of Danny Thomas and wife, Susan Thomas; Thence, with line of Danny Thomas and wife, Susan Thomas (L-17/445), South 76deg 43min 07sec West 10.93 feet to an iron pin (found) at a corner of Danny Thomas and wife, Susan Thomas with Jimmy E. Barnes and wife, Patricia E. Barnes at a deflection in line of The Board of Education of Roane County, Tennessee; Thence, with line of Jimmy E. Barnes and wife, Patricia E. Barnes (1093/534), South 83deg 01min 01sec West 14.11 feet to an unmonumented point in said line; Thence, with line(s) interior to the Board of Education of Roane County, Tennessee (1034/430) as follows: 1.) North 09deg 42min 31sec West 46.42 feet to an unmonumented point; 2.) North 06deg 17min 26sec East 24.48 feet to an unmonumented point; 3.) North 17deg 14min 53sec West 285.91 feet to an unmonumented point; 4.) North 12deg 42min 52sec East 229.67 feet to the point of beginning. Containing 0.337 Acre (more or less) and being easement only.

The above as shown on a plat of survey by Lackey and Associates, Inc. of 214 Main Street, Oliver Springs, TN 37840, dated June 21, 2013 and designated as Drawing Number 13-295 with bearings being referenced to Tennessee Lambert Grid North and position being referenced to Tennessee Lambert Grid Position (NAD 1983-95) datum adjusted (extended) by a factor of 1.00009.

Easement is located within part of Parcel 1, Group "F" on Roane County Tax Map 36-G.

Easement is located within part of the same property acquired by The Board of Education of Roane County, Tennessee under a Quit Claim Deed recorded in Deed Book 1034 at Page 430, with exception of deed to State of Tennessee recorded in Deed Book 1417 at Page 137 and prior easement to Harriman Utility Board recorded in Deed Book 1446 at Page 306 in the Office of the Register of Deeds for Roane County, Tennessee.



HARRIMAN UTILITY BOARD STANDARD ACKNOWLEDGEMENT:

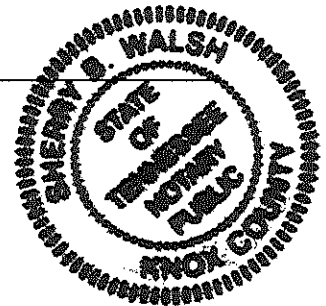
Acknowledgement for Corporation

STATE OF TENNESSEE
COUNTY OF ROANE)

Before me, the undersigned authority, of the state and county aforesaid, personally appeared Gary Aytes
with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who,
upon oath, acknowledged himself/herself to be the Director of Schools
of Roane County Schools, a corporation, the within named bargainer,
and that he/she as such officer, executed the foregoing instrument for the purposes therein contained by
signing the name of the corporation by himself/herself as such officer.

WITNESS my hand and seal, at office, this 25th day of July, 20 13.

Sherry B. Walsh
Notary Public



My commission expires: 11-23-14

BK/PG: 1476/9-12
13005534

4 PGS : AL - EASEMENT	
DENISE BATCH: 99888	08/05/2013 - 09:50 AM
VALUE	0.00
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	20.00
ARCHIVE FEE	0.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	22.00

STATE OF TENNESSEE, ROANE COUNTY
SHARON BRACKETT
REGISTER OF DEEDS