

#203

GRANT OF SEWER LINE EASEMENT

This Agreement made and entered into on the day and date hereinafter set forth by and between JOHN P. MAYTON, JR., and wife, KAREN MAYTON, Parties of the First Part, of Roane County, Tennessee, hereinafter sometimes referred to as "Grantors" and CITY OF HARRIMAN, TENNESSEE, for the use and benefit of the HARRIMAN UTILITY BOARD, Party of the Second Part, of Roane County, Tennessee, hereinafter sometimes referred to as "Grantee".

WITNESSETH:

That for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, in hand paid, receipt of which is hereby acknowledged, Grantors do hereby grant and convey unto Grantee an easement described as follows:

Situated in the First (1st) Civil District of Roane County, Tennessee, and within the corporate limits of the City of Harriman, Tennessee, and identified on Roane County Property Assessor's Map as part of Tax Map No. 26-N, Group C, Parcel No. 4, and being more particularly described as follows:

0+00
BEGINNING at approximate station 0+44 of the sewer survey base line "C-1", said point of beginning being in the boundary line between the subject owner and Parcel No. 5, from said point of beginning along the sewer survey base line a distance of 71 feet on a magnetic bearing of N 3 deg. 15' W to a stake, thence a distance of 185 feet on a bearing of N 60 deg. 13' E to approximate station 3+00 (the end) of the sewer survey base line "C-1", said strip of land being 25 feet wide, extending 12.5 feet on the left side and 12.5 feet on the right side of said centerline, except where limited by property lines and containing 0.15 acres, more or less.

In addition, a temporary construction easement of 50 feet divided evenly on each side of the centerline, except where limited by property lines, shall exist for 450 days after the contract for the construction of the proposed line is executed or until the City of Harriman accepts the construction.

Being a part of the same property conveyed to Parties of the First Part by Warranty Deed dated June 21, 1985, executed by C. David Roberts and wife, Georgann Roberts, and recorded on June 26, 1985, in Deed Book C-17, page 68, Office of the Register for Roane County, TN.

This instrument prepared by:
George H. Lockett, Attorney
P.O. Box 436, 315 Devonia St.
Harriman, TN 37748

STATE OF TENNESSEE, ROANE COUNTY, REGISTER'S OFFICE
This instrument and certificate were noted in
Note Book 9 Page 381 at 11:00 o'clock A M 10-8, 1989
and recorded in Deed Book D, Series 18, Page 550
Rec. Fee \$ 2.00 State Tax \$ Regs. Fee \$
Total \$ 2.00 Receipt No. 52121

Witness my hand.
M. Craine
Su. Samway
Register

550

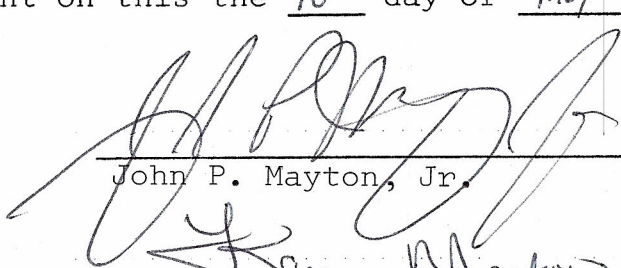
The within conveyance is a perpetual easement on, over, under and across the aforescribed strip of land for the purpose of installing, operating and maintaining, including the rights of ingress and egress, of an eight inch (8") sanitary sewer collection line and all appurtenances thereto.

Grantors reserve the right to use said easement area for any other purpose which will not interfere with the safe and proper installation, operation, maintenance, alteration, repair, replacement or removal of the facilities of Grantee. Grantors certify that they are the owners of the property described and have a good and perfect right to enter into this Agreement and will defend the title to said property against the lawful claims of all persons whomsoever.

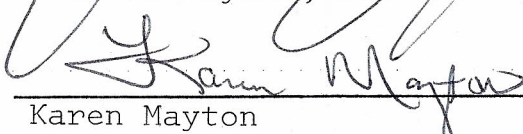
Citizens Federal Savings and Loan Association, joins in this conveyance for the purpose of consenting to said easement due to its interest in said property by virtue of Deed of Trust dated June 21, 1985, executed by Parties of the First Part to Hammond Fowler, Trustee, and recorded on June 26, 1985, in Trust Book 398, page 109, Roane County Register's Office.

Wherever herein a singular designation is made for more than one Grantor, it is agreed that all Grantors are included in said designation.

IN WITNESS WHEREOF, the Grantors herein have affixed their signatures on this instrument on this the 18 day of May, 1989.

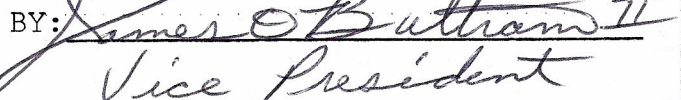


John P. Mayton, Jr.



Karen Mayton

CITIZENS FEDERAL SAVINGS AND LOAN
ASSOCIATION

BY: 

Vice President

STATE OF TENNESSEE
COUNTY OF ROANE

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named bargainors, JOHN P. MAYTON, JR., and wife, KAREN MAYTON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 18th day of May, 1989.

Minoka P. Billing
Notary Public

My Commission Expires: MY COMMISSION EXPIRES 12/13/1989

STATE OF TENNESSEE
COUNTY OF ROANE

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared James O. Buttram, II, with whom I am personally acquainted, and who upon oath acknowledged him self to be the Vice President of CITIZENS FEDERAL SAVINGS AND LOAN ASSOCIATION, the within named bargainor, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as Vice President.

Witness my hand and official seal at office this 18th day of May, 1989.

Minoka P. Billing
Notary Public

My Commission Expires: MY COMMISSION EXPIRES 12/13/1989