

George Moore

#576

GRANT OF ELECTRIC UTILITY LINE EASEMENT

For and in consideration of the sum of \$1.00^{other considerations}, in hand paid, receipt of which is hereby acknowledged, the undersigned owner, sometimes herein referred to as Grantor, hereby grants and conveys unto the CITY OF HARRIMAN, TENNESSEE, for the use and benefit of The Harriman Utility Board, an arm of said City, herein sometimes referred to as Grantee, a perpetual easement over and across certain hereinafter described real estate:

Beginning at a point in the North edge of Riggs Chapel Road approximately eight miles from Harriman where the Moore-Watson line intersects the North edge of Riggs Chapel Road, this is the beginning of a thirty foot easement granted to Billy Franklin Davis for egress and ingress lying to the west and north of the line N 06° 04' E a distance of 19.51 feet, N 55° 46' E a distance of 117.3 feet, N 44° 44' E a distance of 84.4 feet, N 38° 32' E a distance of 215.9 feet, N 35° 08' E a distance of 162.5 feet, N 38° 47' E a distance of 211.1 feet, N 49° 43' E a distance of 58.0 feet, N 30° 47' E a distance of 125.2 feet to a stake in the fence line.

for the purpose of installing, operating and maintaining an electric distribution line, including rights of ingress and egress to and from said line for the purpose of clearing, repairing and doing whatever is necessary for efficient operation of said line upon and over the following described property:

Situated in the 1st Civil District of Roane County, Tennessee, and more particularly described as follows:

Tax Map 24, Parcel 1

Being a part of that property conveyed to the undersigned by deed of record in Deed Book Z 16, Page 386, Office of the Register for Roane County, Tennessee, 389

which line is to serve the abovedescribed property and other property or properties.

This conveyance is made subject to the following restrictions, which shall run with the land:

A. No building or other structures, other than fences, will be constructed or located within the described easement area and no trees are to be planted within said easement area.

B. Initial right of way clearing shall be performed by the Grantor in the following manner:

All trees shall be removed and underbrush cleared so that the right of way will be clear from the ground up within the 30 ft. width. Trees bordering the right of way on either side shall be trimmed symmetrically unless otherwise specified. Dead trees located outside of the right of way but within proximity thereof, which would strike the line in falling, shall be removed. Leaning trees which would require topping, if not removed, shall either be removed or topped.

C. If underground facilities are to be installed, initial right of way clearing shall be performed by the Grantor in the following manner:

All trees shall be removed and underbrush cleared, with all stumps, rocks and other obstructions, removed and the easement graded to within two inches of final grade over the entire width of said required right of way.

D. The Grantee shall have the right to trim or cut any tree or shrub and at anytime remove any obstruction placed on said right of way to avoid interference with the safe and efficient operation of its facilities.

E. The Grantor reserves the right to use said easement area for any other purpose which would not interfere with the safe and proper construction, installation, operation, maintenance, alteration, repair or removal of the facilities of Grantee.

The Grantor certifies that he is the owner of the property aforescribed and has a good and perfect right to enter into this agreement and will defend the title to said property against the claims of all persons whomsoever.

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

This 30 day of June, 1986

Signature of Owner or Owners

George W. Moore



STATE OF TENNESSEE
COUNTY OF ROANE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainors, George W. Moore

with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30 day of June, 1986.

Charles B. Flora III
Notary Public

My Commission Expires: Jan 27, 1990.

STATE OF TENNESSEE, ROANE COUNTY REGISTER'S OFFICE

This instrument and certificate were noted in
Note Book O Page 338 at 12:05 o'clock P. M. 7-28 19 86
and recorded in Deed Book 7 Series 17, Page 596
Rec. Fee \$ 8.00 State Tax \$ _____ Regs. Fee \$ _____
Total \$ 8.00 Receipt No. 28237
Witness my hand.

Marie M. Crowe Register
By: Martha Barding