



### Electric Easement

For and in consideration of the sum of \$ \_\_\_\_\_ and/or other consideration paid, receipt of which is hereby acknowledged, I/we, Brian Langley, herein after referred to as the Grantor, grant unto the Harriman Utility Board (HUB), operating agency for the City of Harriman, Tennessee, a perpetual easement described as follows:

A strip thirty feet (30') in width, lying fifteen feet (15') on either side of the center line of an electric power distribution line to be installed on the herein after described property at location known and agreed to by the parties hereto; for the purposes of installing, operating, and maintaining said electric power distribution line, as well as rights of ingress and egress to and from said line for these purposes over the following described property:

Situated in the \_\_\_\_\_ Civil District of Morgan County, Tennessee, being that the property owned by the Grantor and referenced by deed, or deeds, of record in the Office of the Registrar for Morgan County, Tennessee, as described in Deed Book \_\_\_\_\_, Page \_\_\_\_\_, and shown on the \_\_\_\_\_ County Tax Map Number 154, Parcel No. 014.02

This conveyance is made subject to the following restrictions and guidelines:

- A. No Building or other structure, other than fences, will be constructed or located within the described easement area, nor will trees be planed without the express written permission of the Harriman Utility Board (HUB).
- B. Initial right of way clearing shall be performed by the Grantor, or the party the line is being built to serve if different from the Grantor, according to the Harriman Utility Board (HUB) specifications as follows:
  1. All trees and underbrush shall be cleared within the thirty foot (30') right of way, including any and all limbs protruding into said right of way so that the finished right of way shall be cleared from ground to sky.
  2. Any dead or leaning trees which may constitute a future hazard to the line shall also be removed or topped as necessary, even if they are outside the prescribed easement area.
- C. If underground facilities are to be installed, the right of way shall be cleared as described above. In addition, all stumps, rocks, or other obstructions shall be removed, and the entire thirty feet (30') easement area graded to within two inches (2") of final grade.
- D. The Harriman Utility Board (HUB) shall have the right to trim, cut, or remove any tree(s), shrub(s), or other obstruction(s) placed on said easement area which, in its opinion, interferes with the safe and efficient operation of its facilities.

E. The Grantor reserved the right to use said easement area for any other purposes which do not interfere with the construction, installation, operation, maintenance, alteration, repairs, removal, etc. of the electric distribution lines performed by the Harriman Utility Board (HUB), or its contractor.

The Grantor certifies that they are the owner of the afore-described property, and have a perfect right to enter in this agreement, and will defend the title to said property against any persons claiming otherwise.

This easement signed this 14th day of November, 2019.

Signature of owner or owners:

Brian Langley

State of Tennessee, County of Morgan

On 11/14, 2019, Brian Langley personally appeared before me,

☒ who is personally known to me

\_\_\_\_\_ whose identity I proved on the basis of \_\_\_\_\_

\_\_\_\_\_ whose identity I proved on the oath/affirmation of \_\_\_\_\_, a credible witness

to be the signer of the above instrument, and he/she/they acknowledged that he/she/they signed it.

Jackie A Burgess  
Notary Public

My commission expires 4/16/23

Prepared By  
Harriman Utility Board



Sandy Dalton, Register  
Morgan County Tennessee

Rec #:	155205	Instrument #:	69848
Rec'd:	10.00	Recorded	
State:	0.00	1/28/2020 at 10:13 AM	
Clerk:	0.00	in Record Book	
Other:	2.00	247	
Total:	12.00	PGS 100-101	