

DEED CONVEYING WATER LINE EASEMENT

THIS INSTRUMENT WAS PREPARED BY LEFFEW & LEFFEW, LAWYERS,  
109 NORTH FRONT AVENUE, ROCKWOOD, TENNESSEE 37854.

THIS INSTRUMENT, made and entered into on this 16th day of September, 1992, by and between DOROTHY FREELS, of Morgan County, Tennessee, hereinafter referred to as "GRANTOR", and WOLFE BRANCH UTILITY DISTRICT, a public utility organized and existing under the Laws of the State of Tennessee, with principal offices in Morgan County, Tennessee, hereinafter referred to as "GRANTEE".

W I T N E S S E T H :

WHEREAS, the Grantor owns the following described real estate,  
to-wit:

SITUATED, LYING and BEING in the TENTH (10th) CIVIL DISTRICT of MORGAN COUNTY, TENNESSEE, and being more particularly described as follows, to-wit:

BEGINNING on an iron stake on the Northwest side of the County Road near a power pole; thence North 16 degrees West 217 feet to an old apple tree stump and an iron stake, in the field; thence crossing the West side of the field, South 86 degrees West 200 feet entering wood land to an iron stake in the old line; thence South 16.5 degrees East with the old line to iron stake, beside a power pole at the County Road; thence along the Northwest side of the road 245 feet to the point of BEGINNING, containing 1 1/8 acres, as surveyed by T.R. Cooper.

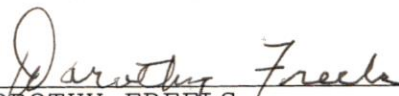
BEING the same property conveyed to John Freels and wife, Dorothy Freels by Warranty Deed from George T. Miller and wife, Julia H. Miller, which deed is of record in the Register's Office for Morgan County, Tennessee, in Deed Book Y, Series 6, Page 251.

BEING the same property that Dorothy Freels succeeded to full title and ownership of upon the death of John Freels, deceased, by virtue of her being the surviving tenant by the entireties.

WHEREAS, the above-described real estate is not benefited with access to a public utility water supply, and the Grantee is constructing a water line project that, when completed, will provide the Grantor with the ability to purchase, from the Grantee's commercially available water supply, water for the above-described real estate. However, to proceed with said water line construction project, the Grantee must place an underground pipe over and across the afore-described real estate.

NOW, THEREFORE, in consideration of the premises, and in consideration of the sum of ONE DOLLAR (\$1.00), cash, in hand paid to the Grantor, receipt of which is hereby acknowledged, the Grantor does hereby give, grant and convey unto the Grantee a perpetual right and easement to install an underground water line over and across the above-described premises, to be located as is most practical and convenient to the Grantee, together with the right to enter upon said lands whenever reasonably necessary to inspect, maintain and repair said underground water line.

To have and to hold said right and easement unto the Grantee, its successors and assigns, the parties hereto agreeing that said right and easement hereby granted shall be appurtenant to and shall run with the land.

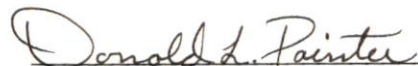
  
DOROTHY FREELS

STATE OF TENNESSEE

COUNTY OF Morgan

Personally appeared before me, the undersigned authority, in and for the County and State aforesaid, the within-named bargainor, DOROTHY FREELS, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunto placed my hand and Official Seal of Office, at Office, in the County and State aforesaid, on this 23 day of September, 1992.

  
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-10-93

