

This Instrument Was Prepared By:

**City of Franklin, Tennessee
P.O. Box 305
Franklin, TN 37065**

Pick Up

OWNER: Connie Robeson Tucker,
Trustee of the Robert E. Robeson 2002
Trust No. 3 U/T/A

TAX MAP: 79F, Group B

PARCEL: 12.00

PROJECT: Holiday Court Pump Station

Deed Book: 6829

Page: 230

**AGREEMENT FOR DEDICATION OF TEMPORARY CONSTRUCTION EASEMENT
COF Contract No. 2018-0065**

That for and in consideration of the sum of Eleven Thousand Three Hundred Seventy-Five and No/100 Dollars (\$11,375.00), in cash in hand, paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Connie Robeson Tucker, Trustee of the Robert E. Robeson 2002 Trust No. 3 U/T/A**, does hereby grant, bargain, sell, transfer and convey unto the **CITY OF FRANKLIN, TENNESSEE**, its successors and assigns forever, a permanent easement all of which is more particularly shown by words, figures, signs and symbols on attached **Exhibit A**, which is made a part hereof.

This conveyance includes the right of the City of Franklin, Tennessee, its servants and agents to construct, operate, maintain, repair, replace and inspect infrastructure and improvements within the limits of the aforescribed Temporary Construction Easement.

To have and to hold said easement to the City of Franklin, Tennessee, its successors and assigns forever. I/We do hereby covenant with said City of Franklin, Tennessee, that I/we are lawfully seized and possessed of said land in fee simple and have a good right to make this conveyance.

I/We do further covenant with said City of Franklin, Tennessee, that said portion or parcel of land as aforescribed is to remain the property of the undersigned and may be used for any lawful purpose or purposes desired after the construction of all the aforescribed improvements, provided, in the opinion of the City of Franklin, Tennessee, said use or uses do not destroy, weaken or damage the above-mentioned improvements or interfere with the operation or maintenance thereof. The City of Franklin, Tennessee hereby covenants that upon completion of construction it will restore the hereinabove described property to its original condition, or near thereto as is reasonably possible. I/We do not waive any claim for damage in any manner for the negligence of any agent, representative or contractor for the City of Franklin, Tennessee, during the construction of any of the aforesaid improvements. I/We do further covenant and bind myself/ourselves, my/our heirs and representatives to warrant and forever defend the right of the grantee to the foregoing easement against the claims of all person whomsoever.

Upon completion of the construction all Temporary Construction Easements shall be abandoned.

I/We do hereby covenant with said City of Franklin, Tennessee, that I/we are lawfully seized and possessed of said land in fee simple and have a good right to make this conveyance.

(Signatures on Page 2)

WITNESS my/our hand(s), this 22 day of January, 2019.

Connie Robeson Tucker
(Signature)
Connie Robeson Tucker
(Printed Name)

(Signature)

(Printed Name)

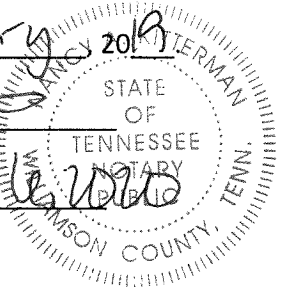
STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public of said State and County, The within named Connie Robeson Tucker, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledge themselves to be the within named bargainor, and that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal this 22 day of January, 2019.

[Signature]
NOTARY PUBLIC

My Commission Expires: July 16, 2020



CITY OF FRANKLIN:

Eric S. Stuckey
Eric S. Stuckey
City Administrator

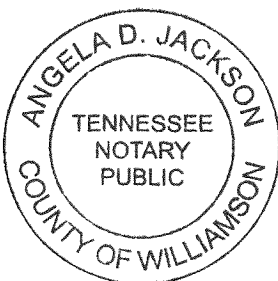
State of Tennessee
County of Williamson

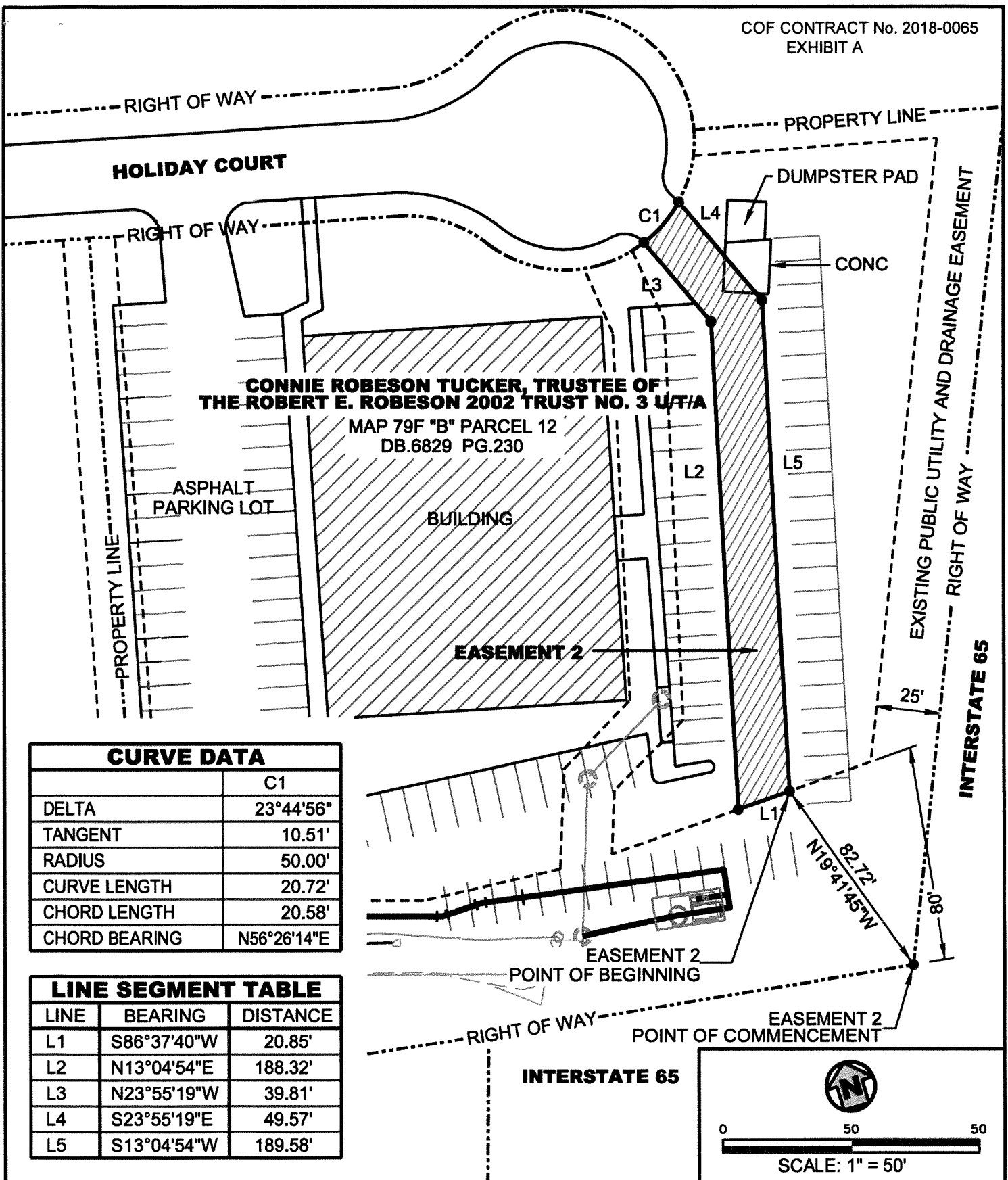
Personally appeared before me, the undersigned, a Notary Public of said State and County, **Eric S. Stuckey**, with whom I am personally acquainted and who acknowledges that he executed the within instrument for the purposes therein contained, and who further acknowledges that he is the City Administrator of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand and seal this 28 day of January, 2019.

[Signature]
NOTARY PUBLIC

My Commission Expires: October 17, 2021





CURVE DATA

	C1
DELTA	23°44'56"
TANGENT	10.51'
RADIUS	50.00'
CURVE LENGTH	20.72'
CHORD LENGTH	20.58'
CHORD BEARING	N56°26'14"E

LINE SEGMENT TABLE

LINE	BEARING	DISTANCE
L1	S86°37'40"W	20.85'
L2	N13°04'54"E	188.32'
L3	N23°55'19"W	39.81'
L4	S23°55'19"E	49.57'
L5	S13°04'54"W	189.58'

MAP SHOWING DEDICATION OF EASEMENT

TO: CITY OF FRANKLIN
FROM: CONNIE ROBESON TUCKER, TRUSTEE OF THE ROBERT E. ROBESON 2002 TRUST NO. 3 U/T/A
FOR: HOLIDAY COURT SPS REPLACEMENT



EASEMENT NO. 2
MAP NO. 79F "B"
PARCEL NO. 12.00
H&D PROJECT NO
1082-04

A Temporary Construction and Access Easement for the installation of a sanitary sewer force main and pumping station granted to the City of Franklin by Connie Robeson Tucker, Trustee of the Robert E. Robeson 2002 Trust No. 3 U/T/A, said easement lying entirely within Parcel 12.00 of Map 79F "B" as recorded in Deed Book 6829, Page 230 in the Registers Office of Williamson County, Tennessee. Said parcel being further described as Lot 12A on the plat of Revision Three of Section Two of Royal Oaks Business Park as recorded in Plat Book 9, Page 101, also in the Register's Office of Williamson County, Tennessee. Said easement is as depicted on the preceding page and described herein.

The easement herein described and depicted previously lies entirely within the extents of an asphalt parking lot and is provided for construction vehicle access to the construction area at the south side of the site.

Commencing at a point at the southeast corner of said parcel, said point being in the western right of way of Interstate 65. Thence from the Point of Commencement and along a line within said parcel N19°41'45"W, 82.72' to a point in the northern edge of an existing Public Utility and Drainage easement of varying width, said point being the Point of Beginning of this easement.

Thence with the northern boundary of said Public Utility and Drainage Easement along a line S86°37'40"W, 20.85' (L1) to a point.

Thence leaving the aforementioned Public Utility and Drainage Easement along two lines as follows:
N13°04'54"E, 188.32' (L2) to a point, and
N23°55'19"W, 39.81' (L3) to a point in the right of way of the cul-de-sac at the east end of Holiday Court.

Thence with the right of way of Holiday Court along a curve to the left (C1) having a central angle of 23°44'56", a radius of 50.00', a curve length of 20.72', a chord length of 20.58', and a chord bearing of N56°26'14"E to a point.

Thence leaving the right of way of Holiday Court along two lines as follows:
S23°55'19"E, 49.57' (L4) to a point, and
S13°04'54"W, 189.58' (L5) to the Point of Beginning and containing 4,671 square feet (0.11 acre) more or less.

The Temporary Construction and Access Easement herein described will be abandoned upon completion of the installation of the aforementioned force main and pumping station. At that time any features on the property that were in existence at the beginning of construction and have been disturbed by the construction, to include asphalt paving and paint striping, will be repaired or replaced to their pre-existing condition by the contractor at no cost to the property owner.

Bearings and distances specified herein are based on existing deed references and information provided by others and have not been field verified.

The easement shown herein is not intended to represent a full boundary survey and was prepared under the authority of TCA 62-18-126.

This easement is not a general property survey as defined under rule 0820-03-07.

BK: 7565 PG: 572-575


19006172

4 PGS:AL-EASEMENT	
581541	
02/25/2019 - 09:14 AM	
BATCH	581541
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	20.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	22.00

STATE OF TENNESSEE, WILLIAMSON COUNTY
SHERRY ANDERSON
REGISTER OF DEEDS

EXHIBIT 1, PAGE 2 OF 2

Revision 6 - 01/10/2019

<p>HETHCOAT DAVIS ENGINEERS PLANNERS</p> <p>278 FRANKLIN ROAD, SUITE 200 • 300 VESTAVIA PARKWAY, SUITE 2300 BRENTWOOD, TN 37027 BIRMINGHAM, AL 35216</p>	<p>MAP SHOWING DEDICATION OF EASEMENT</p> <p>TO: CITY OF FRANKLIN FROM: CONNIE ROBESON TUCKER, TRUSTEE OF THE ROBERT E. ROBESON 2002 TRUST NO. 3 U/T/A FOR: HOLIDAY COURT SPS REPLACEMENT</p>	<p> HISTORIC FRANKLIN TENNESSEE</p>	<p>EASEMENT NO. 2 MAP NO. 79F "B" PARCEL NO. 12.00 H&D PROJECT NO 1082-04</p>
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