

This Instrument Was Prepared By:
City of Franklin, Tennessee
P.O. Box 305
Franklin, TN 37065

OWNER: Varnedoe Properties, LLC
TAX MAP: 106
PARCEL: 26.00
PROJECT: Henpeck Lane Sanitary Sewer
Tract: 15

AGREEMENT FOR DEDICATION OF SANITARY SEWER EASEMENT
COF Contract No. 2019-0127

That for and in consideration of the sum of One and 00/100 Dollar (\$1.00), in cash in hand, paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Varnedoe Properties, LLC 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 sanitary sewer infrastructure and improvements within the limits of the aforescribed Permanent 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.

If **Exhibit A** includes a Temporary Construction Easements, then this conveyance includes the right of the City of Franklin, Tennessee, its servants and agents to construct sanitary sewer infrastructure within the limits of the aforescribed easement. Upon completion of the construction all Temporary Construction Easements shall be abandoned.

WITNESS my/our hand(s), this 10th day of May, 2019.


(Signature)

Howard Varnedoe
(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 Howard Varnedoe, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledge that he or she executed the within instrument for the purposes therein contained and who further acknowledged that he or she is the owner 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 10th day of May, 2019.



Sarah Elizabeth Roof
NOTARY PUBLIC
My Commission Expires: 8-27-19

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 acknowledged 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.

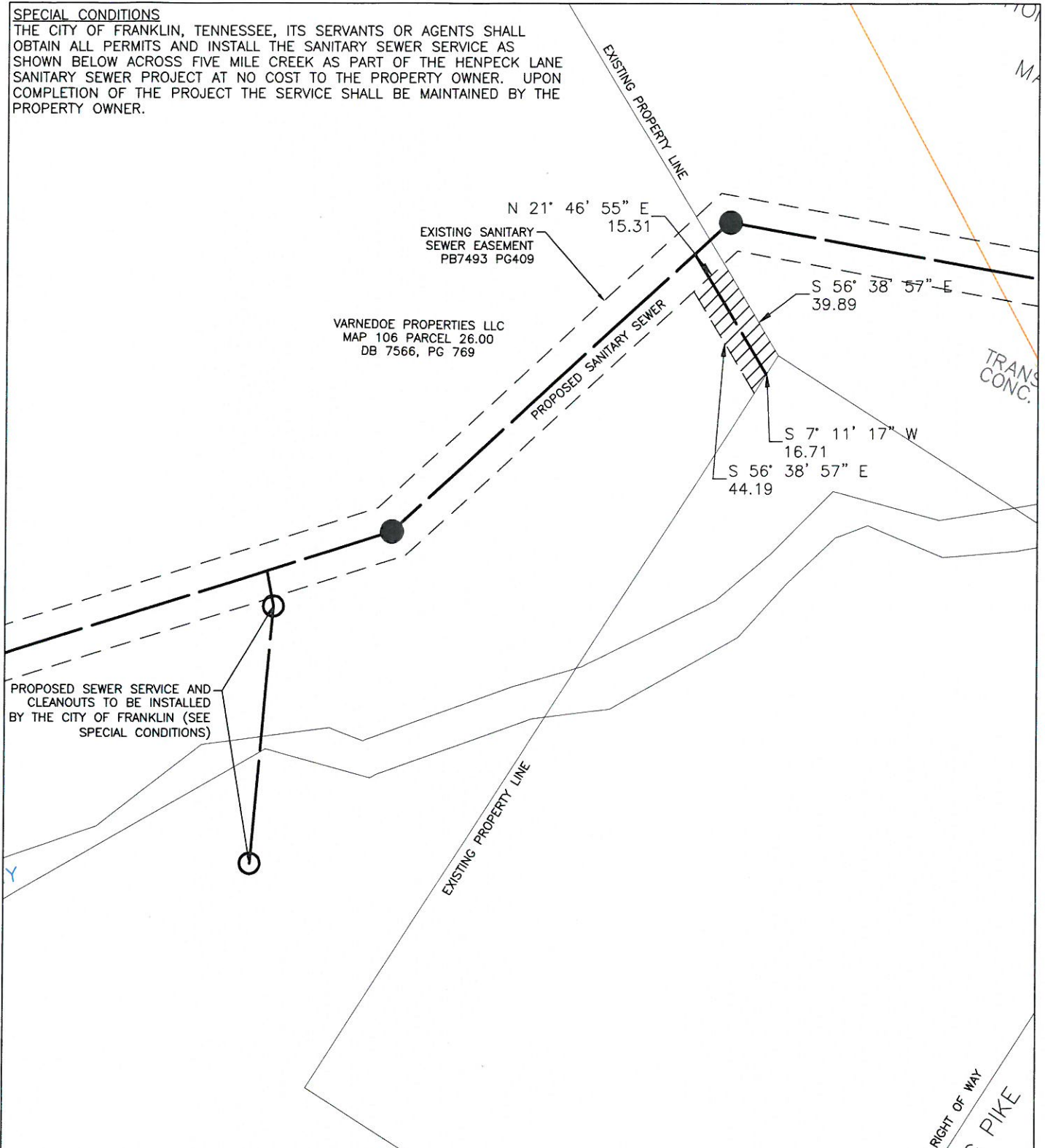
WITNESS my hand and seal this 10 day of May, 2019.



Vicki L. Parr
NOTARY PUBLIC
My Commission Expires: 2/23/20

SPECIAL CONDITIONS

THE CITY OF FRANKLIN, TENNESSEE, ITS SERVANTS OR AGENTS SHALL OBTAIN ALL PERMITS AND INSTALL THE SANITARY SEWER SERVICE AS SHOWN BELOW ACROSS FIVE MILE CREEK AS PART OF THE HENPECK LANE SANITARY SEWER PROJECT AT NO COST TO THE PROPERTY OWNER. UPON COMPLETION OF THE PROJECT THE SERVICE SHALL BE MAINTAINED BY THE PROPERTY OWNER.



NOTES:
 1) BASE SURVEY INFORMATION PROVIDED BY OTHERS.
 2) THE PARCEL LINES AS SHOWN ON THIS DRAWING WERE RECONSTRUCTED FROM RECORD PLATS AND DEEDS AND ARE NOT TO BE CONSTRUED AS SURVEYED PROPERTY LINES.

 PUBLIC SANITARY SEWER EASEMENT - 630.57 SF

