

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

Pick Up

OWNER: Hannah Davis
TAX MAP: 053J "A"
PARCEL: 037.00
PROJECT: Jackson Lake
Deed Book 7302
Page 965

**AGREEMENT FOR DEDICATION OF SANITARY SEWER EASEMENT
COF Contract 2019-0002**

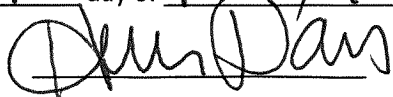
That for and in consideration of the sum of Zero and 00/100 Dollars (\$0.00), in cash in hand, paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Hannah Davis** does hereby grant, bargain, sell, transfer and convey unto the CITY OF FRANKLIN, 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 permanent sanitary sewer 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 Easement and/or Temporary Slope Easement, then this conveyance includes the right of the City of Franklin, Tennessee, its servants and agents to construct roadway or sidewalk slopes within the limits of the aforescribed easement. Upon completion of the construction all Temporary Slope and Temporary Construction Easements shall be abandoned.

WITNESS my/our hand(s), this 14th day of February, 2019.


(Signature)
Hannah Davis
(Printed Name)

(Signature)

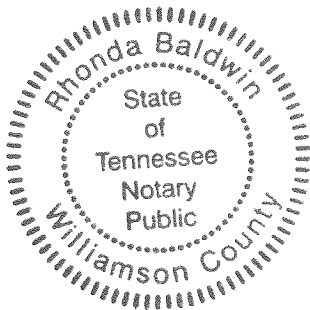
(Printed Name)

STATE OF Tennessee

COUNTY OF Williamson

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

WITNESS my hand and seal this 14th day of February, 2019



Rhonda Baldwin

NOTARY PUBLIC

My Commission Expires: 10/30/2021

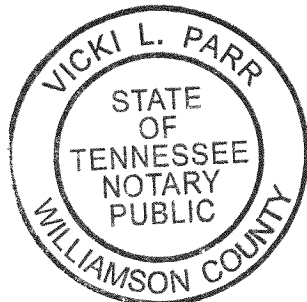
CITY OF FRANKLIN:

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 18 day of February, 2019



Vicki L. Parr

NOTARY PUBLIC

My Commission Expires: 2/23/20

Sanitary Easement
Tax Map 53J, Group A, Parcel 37

Being the following described 20-foot easement centered on an existing sanitary sewer line, situated within the NINTH CIVIL DISTRICT of Williamson County, Tennessee, and crossing that property, which was conveyed to Hannah and Jesse Davis, and John and Sarah Graham, by deed of record in Deed Book 7302, Page 965 in the Register's Office of Williamson County, Tennessee, being Lot 43 of Section 1 of the Jackson Lake P.U.D. Subdivision, of record in Plat Book 29, Page 70A, and the easement being more particularly described as follows:

COMMENCING at a rebar with cap stamped "Ragan Smith" found at the northwest corner of Lot 43, runs thence with the west line of Lot 43 South 32 degrees 50 minutes 14 seconds West, 163.03 feet to the POINT OF BEGINNING; runs thence, crossing Lot 43, South 70 degrees 54 minutes 57 seconds East, 33.86 feet to the east line of Lot 43; thence with the east line of Lot 43 South 32 degrees 39 minutes 55 seconds West, 20.58 feet; thence crossing Lot 43 North 70 degrees 54 minutes 57 seconds West, 33.92 feet to the west line of Lot 43; thence with the west line of Lot 43 North 32 degrees 50 minutes 14 seconds East, 20.59 feet to the Point of Beginning and containing 0.02 Acres, more or less, as surveyed by Ryan W. Beasley, Tennessee Registered Land Surveyor Number 2821, of Civil Infrastructure Associates, LLC, 307 Hickerson Dr, Murfreesboro, TN 37129 on November 20, 2018. Bearings are based on the Tennessee State Plane Coordinate System, NAD 83.

Ryan W. Beasley, RLS
TN Registration No. 2821

CIA Project: 2018-42

BK: 7571 PG: 457-460	
19007196	
4 PGS:AL-EASEMENT	
583212	
03/04/2019 - 08:51 AM	
BATCH	583212
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	