

Pick Up

This Instrument Was Prepared By:

City of Franklin, Tennessee

P.O. Box 305

Franklin, TN 37064

OWNER: Soar Adventure Tower, LLC

TAX MAP: 79

PARCEL: 81.00

PROJECT: Curd Branch and Watson
Branch Sanitary Sewer Extension

**AGREEMENT FOR DEDICATION OF SANITARY SEWER
MAIN EASEMENT
COF Contract No. 2018-0128**

That for and in consideration of zero (\$0) Dollars, in cash in hand, paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **SOAR ADVENTURE TOWER, 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, and 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 Water Line 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.

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.

WITNESS my/our hand(s), this 29th day of JUNE, 2018.


(Signature)

Kevin Vanderkolk
(Printed Name)

(Signature)

(Printed Name)

STATE OF Tennessee

**BK: 7414 PG: 206-209
18027700**



4 PGS:AL-EASEMENT	
550916	
07/17/2018 - 03:11:00 PM	
BATCH	550916
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

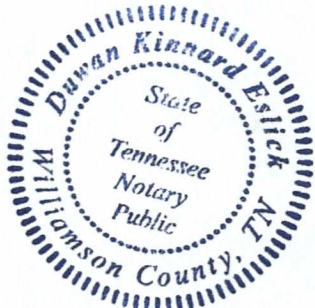
STATE OF TENNESSEE, WILLIAMSON COUNTY
SADIE WADE
REGISTER OF DEEDS

COUNTY OF

Williamson

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

WITNESS my hand and seal this 29th day of June, 2018.



Duwan Kinnard Estick
NOTARY PUBLIC
My Commission Expires: 5/31/22

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 acknowledge that he executed the within instrument for the purposes therein contained, and who further acknowledge that he is the City Administrator of the maker or a constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand and seal this 2 day of July, 2018.



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

PERMANENT EASEMENT

Beginning at a point on the southwesterly boundary of subject property, said point being 314.63 feet, more or less, southeasterly of the southwest most corner of subject property to a point on the existing permanent easement; thence in a northeasterly direction along the existing permanent easement 52.84 feet to the point on existing easement; thence in a southeasterly direction along existing easement 39.00 feet to the beginning;

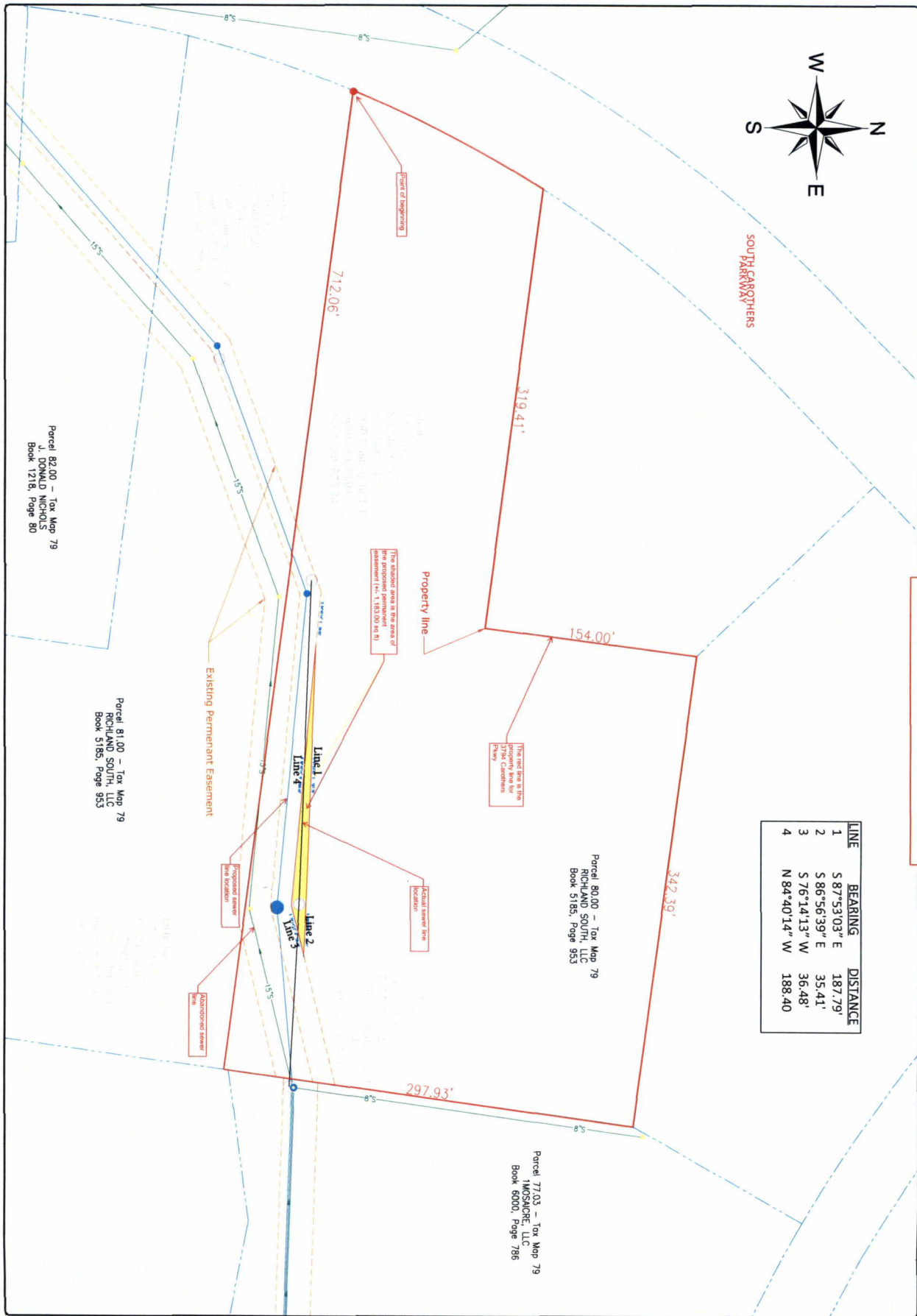
THENCE, S87°53'03"E, a distance of 187.79'; thence, S86°56'39"E, a distance of 35.41'; thence, S76°14'13"W, a distance of 36.48'; thence, N84°40'14"W, a distance of 188.40'; to the point of beginning, having an area of 1183.0 square feet, 0.027 acres.

EXHIBIT A
COF CONTRACT NO. 2018-0128



SOUTH PARKWAY

LINE	BEARING	DISTANCE
1	S 87°53'03" E	187.79'
2	S 86°56'39" E	35.41'
3	S 76°14'13" W	36.48'
4	N 84°40'14" W	188.40'



1

SCALE: 1" = 30'
JOB No.: N/A
DRAWN BY: WHITAKER
CHECKED BY: HARRIS
DATE: 06/11/2018
COPYRIGHT © 2014
PRECISION ENGINEERING, LLC

TOTAL AREA OF SURVEY
0.027 ACRES
1,183.0 SQ FEET

PRECISION
ENGINEERING, LLC
P.O. BOX 2
TOMPKINSVILLE, KY 42167
www.precision-engr.com
(270) 407-5784

Proposed Easement
OF THE
Soar Adventure Tower
DEED BOOK 5185 PAGE 953
Franklin, Tennessee