

Prepared By: City of Cookeville  
45 E Broad Street  
Cookeville, TN 38501

### DEED FOR UTILITY EASEMENT

This Easement Deed, is made by and between Ella Geraldine McCaleb hereinafter referred to as the **GRANTOR**, and the **CITY OF COOKEVILLE, TENNESSEE**, a municipal corporation organized and existing under the laws of the State of Tennessee, hereinafter referred to as the **CITY**.

#### WITNESSETH:

**WHEREAS**, the **GRANTOR** owns a certain lot, parcel, or tract of land lying and being in the **SIXTEENTH** Civil District of Putnam County, Tennessee, being the same property conveyed to them by a deed of record in Book 255, Page 47, in the Register's Office of Putnam County, Tennessee; and

**WHEREAS**, the **CITY** operates and maintains a Water Treatment and Distribution System and desires to acquire from the **GRANTOR** the easement or easements hereinafter described over and through the portion of said lot, parcel, or tract as is hereinafter more specifically described.

**NOW, THEREFORE**, said **GRANTOR**, for and in consideration the sum of **ONE AND 00/100 DOLLAR (\$1.00)**, in hand paid and receipt of which is hereby acknowledged, and other good and valuable consideration, does hereby give, grant and convey unto the **CITY** the easements (s) hereinafter described and which, unless otherwise hereinafter expressly limited or restricted, shall be a perpetual right and easement(s) to construct and maintain across, upon and through the property hereinafter specifically described, a water line and other ordinary incidents to a water distribution system, with the right to go upon said lands whenever the same is reasonably necessary for inspecting, maintaining, repairing, replacing, renovating, and constructing said water facilities and **GRANTOR**, her heirs and assigns, shall not construct and make any permanent improvements or erect any buildings upon said easements which shall interfere with the access of the **CITY** to the same; provided, however the **CITY** shall remove all surplus earth, make level the surface of the ground, and restore the surface as nearly as practical to its original condition.

The easement (s) herein granted to the **CITY** shall exist upon and through the following described parts of said real property owned by the **GRANTOR**:

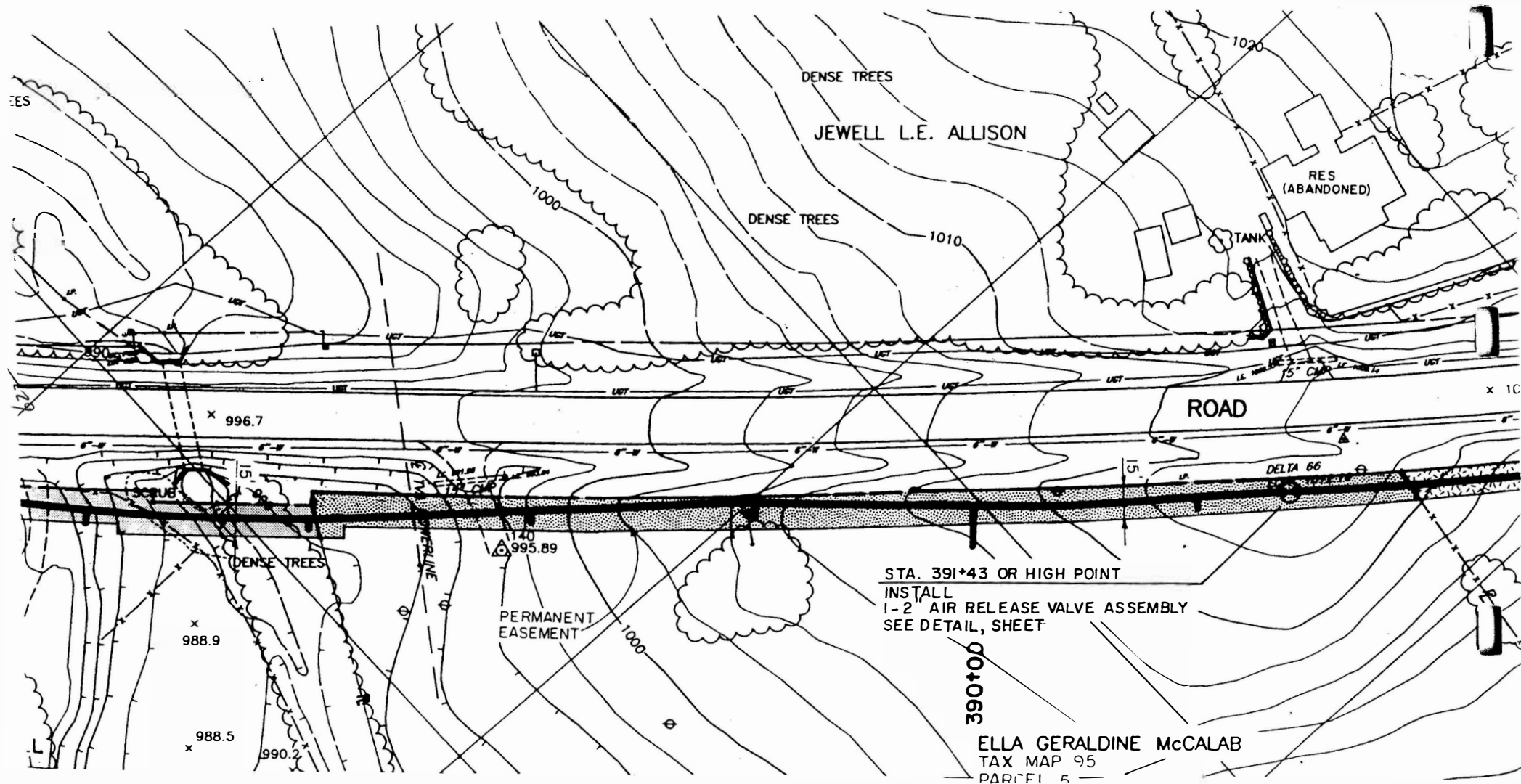
#### EASEMENT DESCRIPTION

Ella Geraldine McCaleb and  
Tax Map 95, Parcel 5

#### PERMANENT EASEMENT

Beginning at subject owner's southwest property corner, said point being located on the boundary of lands owned by subject owner, Larry V. Sherrell and the eastern right-of-way of State Highway 135; thence north along said right-of-way line approximately 492 feet to subject owner's northwest property corner. Said strip of land shall extend 15 feet to the east of and shall generally run along and parallel to said right-of-way line, as shown in exhibit "A", containing 0.17 acres, more or less.

# EXHIBIT A



This easement description is not intended to be a boundary survey and is taken from the topographic survey performed for project design.

WITNESS my hand, this 10<sup>th</sup> day of February, 1999.

**GRANTOR:**

Ella Geraldine McCaleb  
Ella Geraldine McCaleb

**STATE OF TENNESSEE)  
COUNTY OF PUTNAM)**

Personally appeared before me, the undersigned authority, a Notary Public in and for said state and county, Ella Geraldine McCaleb the within named bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Cookeville, TN this the 10<sup>th</sup> day of February, 1999.

T. A. D. H. H. H.  
Notary Public

My Commission Expires: 9-10-2000

NOTARY PUBLIC  
STATE OF TENNESSEE  
COUNTY OF PUTNAM

**State of Tennessee Putnam County**

The foregoing instrument and certificate were noted in

Note Book 22 Page 24 at 2:11 O'clock P.M. 2/10/99

and recorded in 210 Book 403 Page 621

State Tax Paid \$        For       

Recording Fee 14.00 Total 14.00 Receipt No. 4577

Opie Brown Sec.