NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORDING IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

STATE OF TEXAS \$

COUNTY OF MONTGOMERY \$

RIGHT-OF-WAY INSTRUMENT-ENTERGY TEXAS, INC.

KNOW ALL MEN BY THESE PRESENTS THAT: **SPLENDORA INDEPENDENT SCHOOL DISTRICT,** a Texas school district, by and through its authorized representative, acting for and on behalf of its successors, assigns and any other person claiming the ownership to the property hereinafter described, collectively "Grantor", for and in consideration of One Dollar, in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, assign, convey unto and warrant and defend **Entergy Texas, Inc.**, whose address is 9425 Pinecroft Dr., The Woodlands, Texas, 77380, and its successors and assigns, collectively "Grantee", a right-of-way, servitude and easement ten (10) feet in width, and a 20'x20' area for Pad Mount Transformer ("Right-of-Way") for the location, construction, reconstruction, improvements, repairs, operation, inspection, patrol, replacement and maintenance of electric power and communication facilities ("Grantee Facilities"), or the removal thereof, now or in the future, including, but not necessarily limited to poles, cross arms, insulators, wires, cables, conduits, hardware, transformers, switches, guy wires, anchors and other equipment, structures, material and appurtenances, now or hereafter used, useful or desired in connection therewith by Grantee over, across, under, along or on that land of Grantor in the County of (**County Name**), State of Texas described as follows, to-wit:

Being 14 acres of land, more or less, situated in the Walker County School Land Survey, Abstract No. 494, in Montgomery County, and being more fully described in a deed recorded under Clerk's File No. 2024060539, of the Deed Records of Montgomery County, Texas. ("Property")

The Right-of-Way granted is in the area as shown by the attached Exhibit A hereto attached and made a part hereof.

Unless otherwise herein specifically provided, the center line of the Grantee Facilities initially constructed on this Right-of-Way shall be the center line of the Right-of-Way, together with the right of ingress and egress to and from the Right-of-Way across the adjoining land of the Grantor. Grantee shall have the right to install and maintain gates in all existing and future fences crossing the Property where same intersects the Right-of-Way to provide access to and from the Grantee Facilities, provided such gates will be installed in a manner that will not unreasonably weaken such fences.

Grantee shall have the full and continuing right, but not the obligation, to clear and keep clear vegetation within or growing into the Right-of-Way and the further right to remove or modify from time-to-time trees, limbs, and/or vegetation outside the Right-of-Way which is dead, decaying or in danger of falling or leaning on Grantee Facilities, by use of a variety of methods used in the vegetation management industry.

Grantor shall not construct or permit the construction of any structure, obstruction, or other hazard within the Right-of-Way, including but not limited to, house, barn, garage, shed, pond, pool or well, excepting only Grantor's fence(s) and the Grantee Facilities. Grantor shall not construct or permit the construction of any buildings or other structures on land adjoining the Right-of-Way or change the grade or elevation of the Right-of-Way in violation of the minimum clearances from Grantee Facilities as provided in the National Electrical Safety Code or other applicable state and local laws, regulations, and ordinances.

[SIGNATURE ON NEXT PAGE]

	HEREOF, Grantor, by and through its s day of	authorized representative, has executed this Right-of-Way, 20
GRANTOR:	SPLENDORA INDEPENDENT SCHO	OOL DISTRICT
	Signature	
	Printed Name	
	Title	
	ACKNOW	LEDGMENT
STATE OF TEXAS § COUNTY OF §		
COUNTY OF _	§	
This instrument was acknowledged before me on this		day of, 20 by
SPLENDORA IN	, as the NDEPENDENT SCHOOL DISTRICT, C	and authorized representative of Grantor.
		Notary Public, State of Texas
Stamp Or Seal		Commission expires:

Space Below Reserved For County Clerk's Recording Information

WR# 39952883 DD M&S Engineering

 $AFTER\ RECORDING,\ RETURN\ TO:\ Entergy\ Texas,\ Inc.,\ Right-of-Way\ Department,\ 9425\ Pinecroft\ Drive,\ The\ Woodlands,\ TX\ 77380$

