

SANITARY SEWER EASEMENT

STATE OF TEXAS §
 § **KNOW ALL MEN BY THESE PRESENTS:**
COUNTY OF DENTON §

THAT, the Denton Independent School District of Denton County, Texas, Grantor, in consideration of the sum of Two Thousand Six Hundred and no/100 Dollars (\$2,600.00) and other good and valuable consideration in hand paid by the City of Denton, the receipt and sufficiency of which is hereby acknowledged, does by these presents grant, bargain, sell and convey unto the City of Denton, Denton County, Texas, Grantee, an easement for the purpose of placing, constructing, operating, repairing, inspecting, rebuilding, replacing, removing, relocating and perpetually maintaining one (1) underground sanitary sewer pipeline within the following described premises situated in Denton County, Texas, to-wit:

All that certain parcel of real property situated in the J. Brock Survey, Abstract Number 55 and the William Teague Survey, Abstract Number 1266 in the City of Denton, Denton County, Texas and being more particularly described in the attached Exhibit A and illustrated in Exhibit B which are attached hereto and incorporated herein by reference.

FURTHER, it is agreed by Grantor that Grantee shall have the right to remove from the premises described in Exhibit A all above ground improvements and obstructions to the construction and operation of the sanitary sewer line. Further, Grantee, its agents, employees, workmen and representatives shall have the right of ingress, egress and regress in, along, and upon the easement for the purpose of placing, constructing, operating, repairing, inspecting, rebuilding, replacing, removing, relocating, and perpetually maintaining the one (1) sanitary sewer pipeline. However, it is also agreed the rights and privileges granted herein shall be no broader than reasonably necessary to placing, constructing, operating, repairing, inspecting, rebuilding, replacing, removing, relocating, and perpetually maintaining one (1) underground sanitary sewer pipeline within the premises.

GRANTOR RESERVES unto Grantor the right to use the surface of the premises to the exclusion of Grantee so long as such use does not interfere with the rights granted to Grantee herein. Grantor further reserves the right to construct a fence upon, over and across the easement granted herein along Grantor’s boundary, and if such fence is constructed Grantee shall have the obligation of repairing or replacing the fence if in the exercise of Grantee’s rights granted herein it becomes necessary for Grantee to temporarily remove the fence.

TO HAVE AND TO HOLD unto Grantee, the City of Denton, however Grantee acknowledges Grantor makes and gives no warranty of title to the premises described in Exhibit A.

The foregoing Sanitary Sewer Easement was offered by _____, seconded by _____, and after discussion was adopted by the Board of Trustees of the Denton Independent School District at a regular meeting duly called, posted, and held in Denton, Denton County, Texas, on February 13, 2007, at which Trustees were present, by the following vote: _____ For, _____ Against, and Abstaining.

DENTON INDEPENDENT SCHOOL DISTRICT

By: _____
Mia Price
President of the Board of Trustees

ATTEST:

Virginia Gallian,
Secretary of the Board of Trustees

ACKNOWLEDGMENT

STATE OF TEXAS §
 §
COUNTY OF DENTON §

BEFORE ME, the undersigned authority, on this day personally appeared, MIA PRICE, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she, in her capacity as President of the Denton I.S.D. Board of Trustees, executed the same for the purposes and consideration therein expressed.

GIVEN under my hand and seal of office this ____ day of _____, 2007.

Notary Public, State of Texas

Notary's Printed Name

My Commission Expires:

Accepted this _____ day of _____, 2007 for the City of Denton, Texas (Resolution No. 91-073).

By: _____
Paul Williamson
Real Estate and Capital Support Manager

AFTER RECORDING RETURN TO:
CITY OF DENTON
601 East Hickory Street, Suite B
Denton, Texas 76205
ATTN: Paul Williamson