

Tract # _____

Prepared by: Knoxville Utilities Board
626 Gay Street S.W.
Knoxville, TN 37902

Knox County, Tennessee
CLT Map 47E, Parcel B22

140

UTILITY EASEMENT

This Easement is entered into as of this 28 day of July, 1999, between VIRGIL G. CROWE and the KNOXVILLE UTILITIES BOARD ("KUB"), an agency of the City of Knoxville, Tennessee.

FACTS: The Owner owns the property described in the deed book and page shown below which includes the property shown on Exhibit A (the "Easement Tract"). KUB desires to install utility facilities and lines on the Easement Tract. The Owner has agreed that KUB can have an easement across the Easement Tract for its utility facilities and lines owned and/or licensed by KUB. KUB has compensated the Owner an amount that the Owner agrees is a reasonable payment for the easement given to KUB under this Agreement. Based on all of the above, the Owner agrees as follows:

existence of this Agreement and will instruct the person doing the work that they must contact KUB before beginning the work.

e. The Easement Tract will not be used for anything that will interfere with or endanger the use and operation of the utility lines that are placed on the Easement Tract.

f. The ground level or topography of the Easement Tract will not be changed without KUB's written approval in advance. Approval shall not be unreasonably withheld by KUB.

1. The Owner grants to KUB an easement over, under and across the Easement Tract and agrees that KUB has the perpetual right to enter on the Easement Tract and to do those things that are necessary to place, construct, operate, repair, maintain, remove and replace on the Easement Tract one or more utility lines and related equipment and facilities that are owned and/or licensed by KUB.

3. The Owner will have the right to use and enjoy the Easement Tract for lawns, gardens, pastures, roads, parking lots, and any purpose that does not interfere with or endanger the use and operation of the utility lines installed on the Easement Tract by KUB. The Owner is only giving KUB an easement over, under and across the Easement Tract. The Easement Tract will continue to be owned by the Owner.

2. The Owner agrees:

a. KUB has agreed that it will restore the Easement Tract and temporary work space after it installs the utility lines. Trees, shrubbery and other vegetation located in the Easement Tract may be removed by KUB during construction and KUB is not obligated to replace trees, shrubbery or other vegetation (other than grass) within the Easement Tract that is removed or disturbed.

4. This Agreement is intended to be binding on and to benefit KUB and its successors and assigns and the Owner and its heirs, successors and assigns. In this Agreement, the singular shall include the plural, the plural the singular and the use of any gender is meant to refer to all genders.

b. KUB has the right to keep the Easement Tract free and clear of buildings, trees, and anything else that interferes with the installation, maintenance and use of the utility lines on the Easement Tract.

IN WITNESS WHEREOF, the Owner has executed this instrument as of the day and year first written above.

c. No permanent structure will be erected on the Easement Tract.

d. At least three (3) days before allowing any digging, excavation or other work on the Easement Tract, the Owner will notify the person or persons doing the work of the

"OWNER"

poa Virgil G. Crowe
VIRGIL G. CROWE
Stacy M. Crowe

Owner's Property Reference:
Deed Book 1900
Page 876

NEW EASEMENT-25-98.MRG.FRM



Instr: 199908230016348 Page: 1 of 3
REC'D FOR REC 08/23/1999 1:34:56PM
RECORD FEE: \$14.00
M. TAX: \$0.00 T. TAX: \$0.00

KNOXVILLE UTILITIES BOARD STANDARD ACKNOWLEDGMENT:

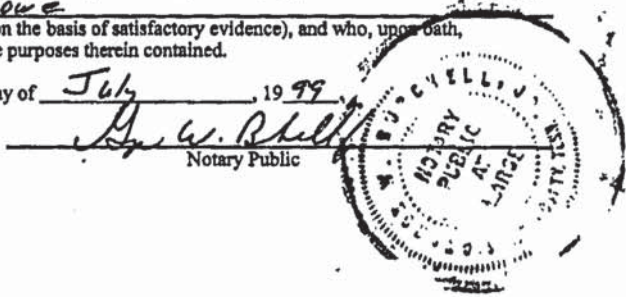
1. **Acknowledgment for One or More Persons**

STATE OF TENNESSEE
COUNTY OF KNOX)

Before me, the undersigned authority, of the state and county aforesaid, personally appeared
Vernil & Gladys Crowe
with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath,
acknowledged that he/she the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 28th day of July, 19 99.

My commission expires: 8-22-02



W. R. Phillips
Notary Public

2. **Acknowledgment for Corporation**

STATE OF TENNESSEE
COUNTY OF)

Before me, the undersigned authority, of the state and county aforesaid, personally appeared
with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who,
upon oath, acknowledged himself/herself to be the _____
of _____, a corporation, the within
named bargainer, and that he/she as such officer, executed the foregoing instrument for the purposes
therein contained by signing the name of the corporation by himself/herself as such officer.

WITNESS my hand and seal, at office, this _____ day of _____, 19 _____.

My commission expires: _____

Notary Public

3. **Acknowledgment for Partnership**

STATE OF TENNESSEE
COUNTY OF)

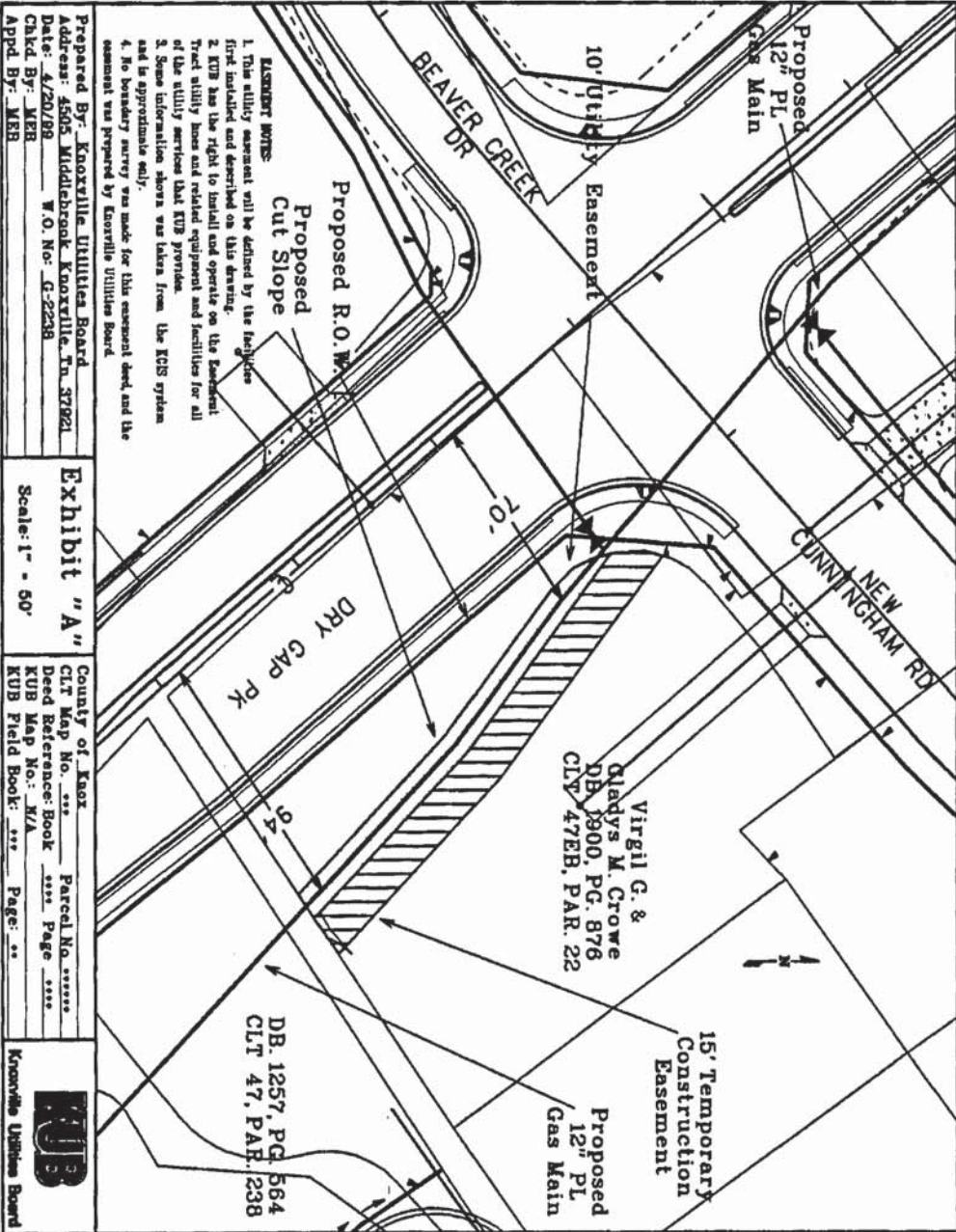
Before me, the undersigned authority, of the state and county aforesaid, personally appeared
with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who,
upon oath, acknowledged himself/herself to be a general partner of _____
_____ a partnership, the within named bargainer, and that he/she as such
general partner, executed the foregoing instrument for the purposes therein contained by signing the
name of the partnership by himself/herself as its general partner.

WITNESS my hand and seal, at office, this _____ day of _____, 19 _____.

My commission expires: _____

Notary Public





- ESSEMENT NOTES:**
1. This utility easement will be defined by the facilities first installed and described on this drawing.
 2. KUB has the right to install and operate on the easement. Trench utility lines and related equipment and facilities for all of the utility services that KUB provides.
 3. Some information shown was taken from the KUB system and is approximate only.
 4. No boundary survey was made for this easement deed and the easement was prepared by Knoxville Utilities Board.

Prepared By: Knoxville Utilities Board
 Address: 4505 Middlebrook Knoxville, TN 37921
 Date: 4/20/89 W.O. No: G-2238
 Chkd By: MEB
 Appd By: MEB

Exhibit "A"
 Scale: 1" = 50'

County of Knox
 CTR Map No. *** Parcel No. *****
 Deed Reference: Book **** Page ****
 KUB Map No.: N/A
 KUB Field Book: *** Page: **



Instr: 199008230016348
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