

DEED OF EASEMENT

KNOW ALL MEN BY THESE PRESENT:

That for and in consideration of ONE DOLLAR (\$1.00) and other good and valuable consideration paid to **Spencer County Board of Education**, 207 W. Main Street, Taylorsville, KY 40071, including the City maintaining the service line from the water meter located on Bank Street north to the School Board Building being served, hereinafter referred to as GRANTOR, by the **City of Taylorsville**, hereinafter referred to as GRANTEE, the receipt of which is hereby acknowledged, the GRANTOR does hereby grant, bargain, sell, transfer and convey unto the GRANTEE, its successors and assigns, a perpetual easement, with the right to erect, construct, install or lay, and thereafter use, operate, inspect, repair, maintain, replace and remove a water main and hydrant over, across and through the land of the GRANTOR situated in Spencer County, Kentucky, said land being described as follows:

Property located at 207 W Main Street, Taylorsville, Spencer County, Kentucky.

BEING the same property conveyed to the GRANTOR herein by deed from T. K. Mason and Winfred Mason, his wife, dated August 29, 1970, and recorded in Deed Book 55, Page 371, in the office of the Spencer County Court Clerk, together with the right of ingress and egress over the adjacent lands of the GRANTOR, their heirs and assigns, for the purpose of this easement.

The perpetual easement shall be 8 feet with temporary construction easement of 10 feet in width, described as follows:

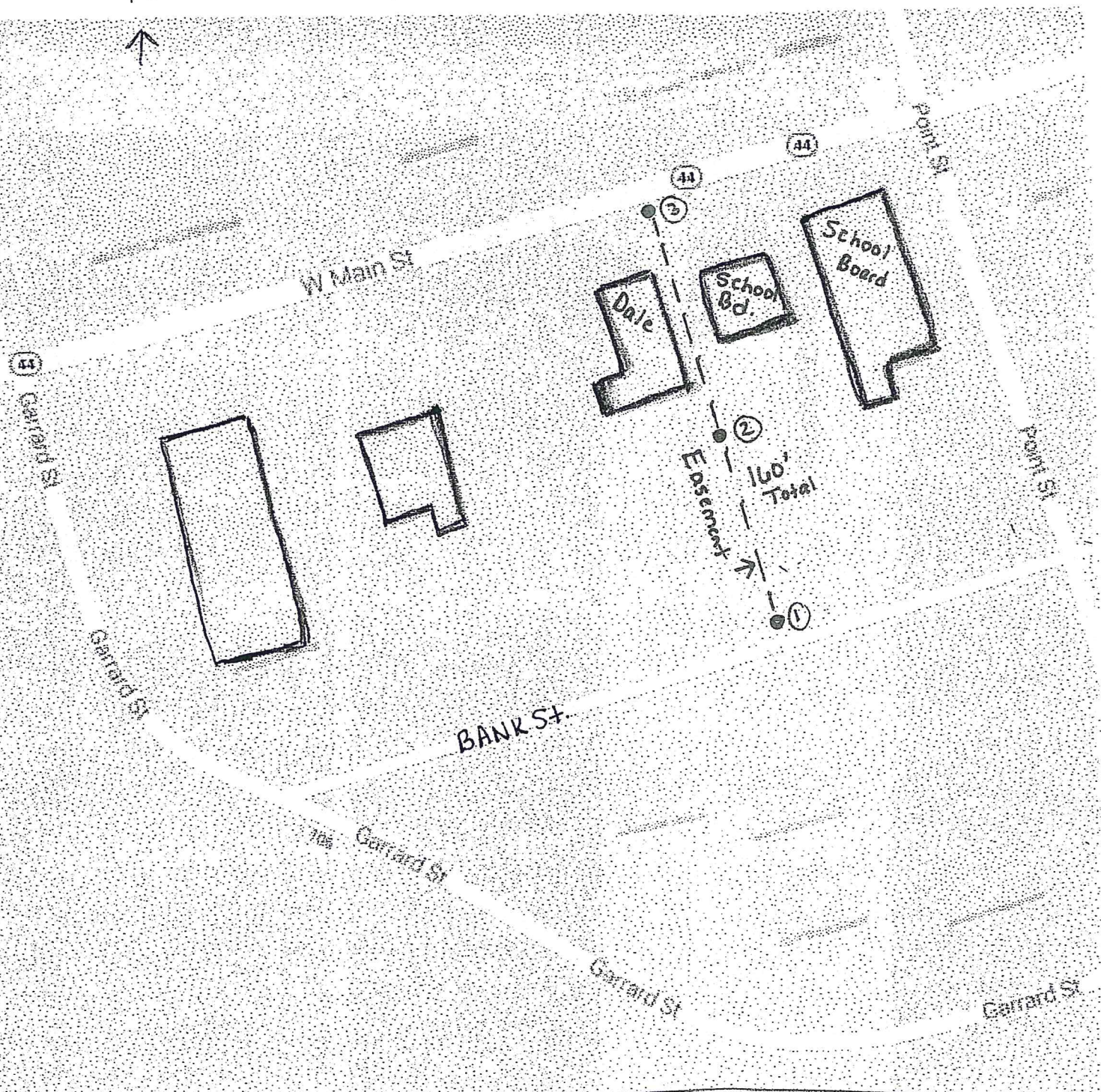
See Attached Description

The consideration hereinabove recited shall constitute payment in full for any damages to the land of the GRANTOR, their heirs and assigns, by reason of the installation, operation and maintenance of the structures or improvements referred to herein. The GRANTEE covenants to maintain the easement in good repair so that no unreasonable damage will result from its use to the adjacent land of the GRANTOR, their heirs and assigns.

The grant and other provisions of this easement shall constitute a covenant running with the land for the benefit of the GRANTEE, their heirs and assigns.

The GRANTOR covenants that the GRANTOR is the owner in fee simple of said property and warrants that the GRANTOR has the right to convey said interest therein.

John D. Dale, Jr.
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(502) 477-2296



- GPS Points
- | | | | |
|---|---|----------|----------------------------|
| ① | N | 38.02789 | ➤ At New meter on Bank St. |
| | W | 85.34835 | |
| ② | N | 38.03004 | |
| | W | 85.34845 | |
| ③ | N | 38.03024 | ➤ At old meter on Main St. |
| | W | 85.34852 | |

160 Ft. total
length from
Old meter to
New meter