

EASEMENT

NORTH CAROLINA
WARREN COUNTY
PARCEL NO. E5D 56A,
E5D 12
EXCISE TAX: \$0.00

*This instrument prepared by: Banzet, Thompson & Styers, PLLC,
Warrenton, North Carolina, licensed North Carolina attorney.*

THIS EASEMENT, made this the 3rd day of March, 2017, by Warren County, North Carolina, a body politic and corporate; and Jane Connell Wilson; parties of the first part, to Town of Warrenton, a municipal corporation, 117 East Market Street, Warrenton, NC 27589, party of the second part,

WITNESSETH:

WHEREAS, the parties of the first part are owners of certain parcels of land located in Warrenton, North Carolina; and

WHEREAS, the party of the second part desire a permanent right-of-way easement 20 feet in width across the lands described herein for the purpose of operating and maintaining certain utilities to benefit and service the citizens of the Town, and an additional temporary 10 foot in width easement for construction and installation of said utilities.

THAT, for and in consideration of the sum of ONE DOLLAR (\$1.00) and other valuable considerations paid by the party of the second part to the parties of the first part, the receipt of which is hereby acknowledged, the parties of the first part have bargained, granted, and conveyed, and do hereby bargain, grant and convey to the party of the second part, a non-exclusive, perpetual easement 20 feet in width for the purpose of operating and maintaining utility lines and pipes to run along, under and across the lands of the parties of the first part herein; along with an additional 10 feet in width temporary easement for the purpose of constructing and installing said utility lines and pipes, with said easements being situated in the Town of Warrenton, Warrenton Township, Warren County, North Carolina and more particularly described as follows:

Beginning at a point at U.S. Highway 158-401, known as Ridgeway Street in the corporate limits of Warrenton, N.C., leading from said public road across the property of Warren County and the property belonging to the Heirs of Hal W. Conell toward Horse Creek, being that 20 foot in width permanent utility easement along with a 10 foot in width temporary construction easement as shown on that plat of survey entitled "Utility Easement Survey for the Town of Warrenton" prepared by Municipal Engineering Services Company, PA, dated February 27, 2017, and recorded in the office of the Register of Deeds of Warren County, North Carolina, in Plat Cabinet 1, Slide ____, Plat ____.

TOGETHER WITH THE RIGHT AND PRIVILEGE hereby granted to the Town of Warrenton, its successors and assigns, of ingress and egress over and along said easement for the purpose of inspecting, repairing, improving, removing, replacing and maintaining aforesaid utility. The Town of Warrenton is authorized to remove and keep removed from said lands all trees, shrubs, and other obstructions that interfere with the safety or efficiency of said utility lines and pipes.

See also that prior utility easement granted to the Town of Warrenton recorded said registry in Book 166, page 142

The parties of the first part covenant with the party of the second part that they are seized in fee simple of the lands to be encumbered by the said easement and that they have a good and lawful right to enter into this easement.

IN WITNESS WHEREOF, the individual parties of the first part have hereunto subscribed their names and affixed their seals, and each corporate party has caused this instrument to be executed in its name by its Chairman, by authority of its Board of Commissioners duly given.

ATTEST:

COUNTY OF WARREN also known as
WARREN COUNTY

Clerk to the Board

By: _____
Victor Hunt, Chairman of the Board of
County Commissioners of Warren County,
North Carolina

STATE OF NORTH CAROLINA
COUNTY OF WARREN

I, _____, a Notary Public of Warren County, North Carolina, do hereby certify that Angelena Kearney-Dunlap personally came before me this day and acknowledged that she is Clerk to the Warren County Board of Commissioners, and that by authority duly given and as the act of the County of Warren, also known as Warren County, a body politic and corporate, the foregoing instrument was signed in its name by its Chairman of the Warren County Board of Commissioners, sealed with its corporate seal, and attested by herself as its Clerk.

WITNESS my hand and official seal, this _____ day of _____, 2017.

NOTARY PUBLIC

My Commission Expires: _____

Jane Connell Wilson (SEAL)
Jane Connell Wilson

STATE OF NORTH CAROLINA

COUNTY OF Warren

I, Joyce M Perkinson, a Notary Public of said County and State, do hereby certify that Jane Connell Wilson, this day personally appeared before me and acknowledged the due execution of the foregoing and annexed instrument.

WITNESS my hand and notarial seal on this the 3rd day of March, 2017.

Joyce M Perkinson
NOTARY PUBLIC

My commission expires: 10/03/2020

Joyce M. Perkinson
Notary Public
Warren County, NC