

RIGHT-OF-WAY EASEMENTS

215

COUNTY OF COLLIN §

STATE OF TEXAS §

KNOW ALL MEN BY THESE PRESENTS:
6933

THAT, I, CHARLES F. STRINGER,

hereinafter called Grantors, in consideration of one dollar (\$1.00) and other good and valuable consideration paid by the City of Lucas, Collin County, Texas, hereinafter called the Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, sell, transfer and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install, and lay and thereafter use, operate, inspect, repair, maintain, replace and remove a water pipe line and appurtenances, over and across the following land owned by Grantor in Collin County, State of Texas:

A 67.86 acre tract out of the Thomas D. James Survey, Abst. No. 477, being more specifically described in deed to Charles F. Stringer dated October 1, 1968, and recorded in Vol. 718, page 424, of the Deed Records of Collin County, Texas;

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted. The easement hereby granted shall not exceed 20 feet in width, the center line thereof to be located across said land as follows:

The center line lies 10 feet South of and parallel to the South right-of-way line of an East-West public road which lies along the North line of the above described tract and extends along the entire North line of the above described tract.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantors' premises. This Agreement together with other provisions of this grant shall constitute a covenant running with the land for the benefit of the Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above-described lands and that said lands are free and clear of all encumbrances and liens except the following:

*32 acres of above tract sold to U. S. Army Corps of Engineers in Nov., 1969, leaving remaining acreage of 35.86 acres.
1st. Lien: Dorothy H. Reeves \$8,200⁰⁰ (approximate).
2nd. Lien: Marion Souder \$8,000⁰⁰ (approximate).*

IN WITNESS WHEREOF the said Grantors have executed this instrument this the 27 day of April, 1970.

Charles F. Stringer
CHARLES F. STRINGER

ACKNOWLEDGMENT

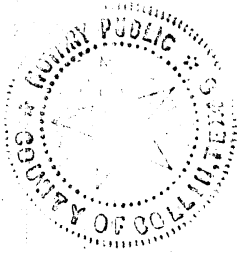
THE STATE OF TEXAS §
COUNTY OF COLLIN §

BEFORE ME, the undersigned, a Notary Public in and for
said County and State, on this day personally appeared

CHARLES F. STRINGER,

known to me to be the person _____ whose name _____ is
subscribed to the foregoing instrument, and acknowledged to
me that _____ he _____ executed the same for the purposes and
consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 27th
day of April, 19 70.



Fay L. Orr (Faye L. Orr)
Notary Public in and for
Collin County, Texas.

FILED FOR RECORD 13 DAY OF July A. D. 1970, at 10:47 A. M.
RECORDED 14 DAY OF July A. D. 1970.
JAS. R. WEBB, COUNTY CLERK, COLLIN COUNTY, TEXAS.
BY: Jenny Stewart DEPUTY.

UNRECORDED