

UNITED STATES DEPARTMENT OF AGRICULTURE
Rural Utilities Service

RIGHT-OF-WAY EASEMENT (General Type Easement)

KNOW ALL MEN BY THESE PRESENTS, that _____
(hereinafter called "Grantors"), in consideration of one dollar (\$1.00) and other good and valuable consideration paid by
Pennington Water Supply Corporation (hereinafter called "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 access and use, operate, inspect, repair, maintain, replace, upgrade,
parallel and remove water distribution and/or sewer collection lines and appurtenances, over and across _____ acres of land,
more particularly described in instrument recorded in Vol. _____, Page _____, Deed Records, _____ County, Texas,
together with the right of ingress and egress over Grantor's adjacent lands for the purpose for which the above mentioned rights are
granted. The easement hereby granted shall not exceed 15' in width, and Grantee is hereby authorized to designate the course of the
easement herein conveyed except that when the pipeline(s) is installed, the easement herein granted shall be limited to a strip of land
15' in width, the center line thereof being the pipeline as installed.

Grantee shall have such other rights and benefits necessary and/or convenient for the full enjoyment and use of the rights herein
granted, including without limitation, (1) the reasonable right of ingress and egress over and across lands owned by Grantor which are
contiguous to the easement; (2) the reasonable right from time to time to remove any and all paving, undergrowth and other
obstructions that may injure Grantee's facilities and appurtenances or interfere with the construction, maintenance, inspection,
operation, protection, repair, alteration, testing, replacement, upgrading, relocation (as above limited), substitution or removal thereof;
and (3) the rights to abandon-in-place any and all water supply and/or sewer distribution lines, service lines and associated
appurtenances, such that Grantee shall have no obligation or liability to Grantor, or their successors or assigns, to move or remove any
such abandoned lines or appurtenances.

In the event the easement hereby granted abuts on a public road and the county or state hereafter widens or relocates the
public road so as to require the relocation of this water and/or sewer line as installed, Grantor further grants to Grantee an additional
easement over and across the land described above for the purpose of laterally relocating said water and/or sewer line as may be
necessary to clear the road improvements, which easement hereby granted shall be limited to a strip of land 15' in width, the center
line thereof being the pipeline as relocated.

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 Grantor's 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: _____

Grantor does hereby bind itself, its successors and assigns, to **WARRANT AND FOREVER DEFEND**, all and singular, the
easement herein granted to Grantee, or Grantee's successors and assigns, against every person whomsoever claiming, or to claim, the
same or any part thereof.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the
provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues
to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it,
whichever is longer.

IN WITNESS WHEREOF the said Grantors have executed this instrument this _____ day of _____, 20____

ACKNOWLEDGMENT
(Individual)

STATE OF TEXAS §
COUNTY OF _____ §

This instrument was acknowledged before me on _____ by _____

(SEAL)

Notary Public, State of Texas