

(Above space for recording county's use)

**TIPPAH ELECTRIC POWER ASSOCIATION  
RIGHT – OF – WAY EASEMENT**

Prepared By: \_\_\_\_\_

Engineering #: \_\_\_\_\_

Work Order#: \_\_\_\_\_

**Tippah Electric Power Association**  
P O Box 206  
Ripley Ms 38663  
**(662)837-8139**

**KNOWN ALL MEN BY THESE PRESENTS**, that the undersigned:

(Grantor): \_\_\_\_\_ Address: \_\_\_\_\_

(Grantor): \_\_\_\_\_ Address: \_\_\_\_\_

(Grantor): \_\_\_\_\_ Address: \_\_\_\_\_

(Grantor): \_\_\_\_\_ Address: \_\_\_\_\_

**(Grantor)(s): Phone Numbers:** \_\_\_\_\_

(Hereinafter called "Grantor") for a good and valuable consideration, the receipt whereof is hereby acknowledge, do hereby grant unto TIPPAH **ELECTRIC POWER ASSOCIATION**, (hereinafter called "Grantee") a cooperative corporation located in Ripley, Mississippi, and to its successors or assigns, the perpetual right to enter at anytime and from time to time upon the lands of the undersigned, situated in the County of \_\_\_\_\_, State of \_\_\_\_\_ and more particular described as follows:

**CHECK BOX FOR APPLICABLE RIGHT OF WAY DESIGNATION:**

**Option#1:** A strip of land 40 feet wide, lying 20 feet on either side of an electric distribution or transmission system or line:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Option #2:** A strip of land 8 feet wide, lying 4 feet on either side of buried electrical distribution cables:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Indexing Instructions: Section \_\_\_\_\_: Township: \_\_\_\_\_ Range: \_\_\_\_\_

And to place, construct, operate, repair, maintain, patrol, relocate and replace thereon and to the extent Grantor is legally able to do so, upon all streets, roads or highways abutting said lands, a line or lines for the distribution or transmission of electric power, included but not limited to cable, wire, poles, transformers, concrete pads and such other equipment and appurtenances as may be desirable in connection therewith over/under or on the Right of Way, including subsequent extensions and tap extensions from the original lines or system. The Grantee has right to cut, treat and trim brush and shrubbery and to control by chemical means, to the extent necessary to keep clear of the said electric facilities and to cut down from time to time all dead, leaning or dangerous trees that are tall enough to strike the said electric system facilities in falling. To license and permit or otherwise agree to joint use occupancy of the line or system by any person, association or corporation for electrification, telephone and other communication purposes, except that said person, association or corporation shall first obtain their own right of easement from Grantor.

Grantor agrees to use all precautions not to disturb or destroy the overhead or underground electric distribution system facilities, notice signs, pad mounted transformers and related service equipment, nor to reduce the ground clearance which protects said facilities without express written consent of Grantee and to keep the easement area clear of trees, shrubbery, buildings and fire hazards. Grantor recognizes, in view of the narrow width of this easement, that occasionally Grantee's employees and equipment will operate outside this easement area in order to properly construct and maintain the service equipment located therein.

The undersigned agree that all poles, wires and other facilities installed on the above described lands at the Cooperative's expense shall remain the property of the Cooperative, removable at the option of the Cooperative.

It is further understood that, whenever necessary, words used in this instrument in the singular shall be construed to read in the plural and that words used in the masculine gender shall be construed to read in the feminine.

**IN WITNESS WHEREOF**, the undersigned has set his hand this \_\_\_\_\_ day \_\_\_\_\_ of , 20\_\_\_\_\_ .

Signed, Sealed, and Delivered

In the Presence of: \_\_\_\_\_ , \_\_\_\_\_

**STATE OF** \_\_\_\_\_ ,

County of \_\_\_\_\_ ,

Personally appeared before me, the undersigned authority of law \_\_\_\_\_

One of the subscribing witnesses to the foregoing instrument, Who, being first duly sworn, deposeth and saith that he saw the above named: \_\_\_\_\_

\_\_\_\_\_ whose name is subscribed thereto, sign and deliver the same to the TIPPAH ELECTRIC POWER ASSOCIATION; that he, this affiant, subscribed his name as a witness thereto in the presence of \_\_\_\_\_

Given under my hand and seal of office this the \_\_\_\_\_ day of \_\_\_\_\_ , 20\_\_\_\_\_

\_\_\_\_\_  
(Official Title)

**STATE OF** \_\_\_\_\_ ,

**COUNTY OF** \_\_\_\_\_ ,

This day personally appeared before me, the undersigned authority of law \_\_\_\_\_

\_\_\_\_\_, who acknowledged that he signed and delivered the foregoing instrument on the date and for the purpose therein expressed.

Witness my signature and seal of office this the \_\_\_\_\_ day of \_\_\_\_\_ , 20\_\_\_\_\_ .

\_\_\_\_\_  
(Official Title)