

SAMPLE EASEMENT

(Name of Property Owner), with land ownership in the *(City, County, or State)* hereinafter referred to as GRANTOR, hereby grants and conveys the right to lay, construct, reconstruct, operate, maintain, replace and/or remove earth, conduits, concrete and other associated appurtenances in the *(City, County, or State)* of which it is the Owner, bounded and described as follows, to wit: a parcel of land situated on the *(Location, Street Name)*.

Title to the aforesaid lands and premises was obtained by deed dated *XX/XX/XX* and recorded in Book *XXX* at Page *XXX* of the *(City, County, or State)* Land Records.

The above granted rights being more particularly described as the exclusive right to construct, reconstruct, operate, maintain, replace and/or remove earth, conduits, concrete and other associated appurtenances for a *pond/ wetland/ treatment device/ channel rehabilitation measure/ other* that is intended to reduce the level of pollutants and erosion entering *(local water body)*. This *pond/ wetland/ treatment device/ channel rehabilitation measure/ other* may be monitored with the results being used to determine specific or overall effectiveness of the structural stormwater control present.

The area of easement shall be bound by *XXX*. An initial area of construction *X* feet on either side of this easement may be necessary for proper installation. This easement shall exist in perpetuity unless both parties agree upon a discontinuation of the easement.

The Grantor and any successors agree that they will not erect or permit any building upon said land area and upon said premises that will restrict access thereto for all the above purposes.

The *(City, County, or State)* hereby for itself and its successors agrees that it shall exercise its easement right hereby conveyed in a good and professional manner.