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Please Record and Return To:

J. Tom Minor, IV  
The Minor Firm  
P.O. Box 2586  
Dalton, GA 30722-2586

## **EASEMENT**

**Georgia, Whitfield County**

**THIS INDENTURE** made this 20 day of February, 2019, between **Bruce A King**, Grantor, and the **City of Dalton, Georgia**, a municipal corporation of the State of Georgia, Grantee.

The words "Grantee" and "Grantor" whenever used herein shall include all individuals, corporations and any other persons or entities, and all the respective heirs, executors, administrators, legal representatives, successors and assigns of the parties hereto, and all those holding under either of them, and the pronouns used herein shall include, when appropriate, either gender and both singular and plural, and the grammatical construction of sentences shall conform thereto. If more than one party shall execute this deed each Grantor shall always be jointly and severally liable for the performance of every promise and agreement made herein.

**WITNESSETH:** That the Grantor, for and in consideration of the sum of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATIONS**, in hand paid at and before the sealing and delivering of these presents, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does grant, bargain, sell and convey unto the said Grantee, a perpetual easement, 20 feet in width, for the use hereinafter set forth, over, through and across the following lands, to-wit:

All that tract or parcel of land lying and being in Land Lot No. 145 in the 12th District and 3rd Section of Whitfield County, Georgia and being identified as that certain "proposed 20' Trail Easement," and being more particularly described as "Easement Tract 3, 0.27 acres, 11,617 square feet," according to a plat of survey prepared for The City of Dalton, by Christopher Lee Lewis, Georgia Registered Land Surveyor No. 3063, dated January 22, 2019, and recorded in Plat Book E Pages \_\_\_\_\_ - \_\_\_\_\_, Whitfield County, Georgia Land Records, Reference to which is hereby made and incorporated herein by reference.

**SAID EASEMENT** is granted for the following purposes, to-wit: for ingress and egress and for the use of a hiking trail.

**TO HAVE AND TO HOLD** the said tract of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in any wise appertaining, to the only proper use, benefit and behoof of the said Grantee forever. The said Grantor will warrant and forever defend the right and title to the above-described property unto the said Grantee against the lawful claims of all persons.

**IN WITNESS WHEREOF**, this deed has been duly executed and sealed by Grantor the day and year first above written.

Signed, sealed and delivered  
In the presence of:

  
Unofficial Witness

  
Notary Public

  
Bruce A King (Seal)

My commission expires: Jan. 6, 2023



