

PERMANENT DRAINAGE EASEMENT

**BOARD OF COMMISSIONERS
HALL COUNTY, GEORGIA**

Georgia, Hall County

THIS CONVEYANCE made and executed this 10 day of June, 2026;

WITNESSETH that Brian Lipscomb (hereinafter referred to as "GRANTOR"), the undersigned, is the owner of a tract of land in Hall County, Georgia with the street address of 1553 Biscayne Place, Gainesville, Georgia 30507.

NOW, THEREFORE, for and in consideration of ONE DOLLAR (\$1.00) in hand paid, the receipt whereof is hereby acknowledged, Grantor does hereby grant to Hall County, Georgia (hereinafter referred to as "GRANTEE"), a permanent drainage easement for the purposes and uses hereafter set forth. The easement area is specifically shown on the attached "Exhibit A", which is hereby incorporated by reference.

The easement is being granted in order to convey unto Grantee the right to enter into the easement area for the purposes of maintaining, repairing, and/or to build or rebuild any required drainage structures within the easement area. Grantor has previously installed a drainage pipe within the easement area as depicted in "Exhibit A" and **Grantor shall retain responsibility for maintaining said pipe.** In the event that Grantor fails to maintain the pipe adequately as determined by Grantee this easement shall entitle Grantee, at Grantee's discretion, to enter into the easement area to perform whatever work Grantee deems necessary to ensure the pipe is working order, or to mitigate any other issues as they may occur.

In the event Grantee deems it necessary to perform work within the easement area Grantee shall exercise reasonable diligence in doing necessary work with the easement area, so as to avoid damaging the property.

The undersigned hereby warrants that is has the right to sell and convey said easement and binds itself, its successors and assigns and shall insure to the benefit of the Grantee, its successors and assigns.

IN WITNESS WHEREOF, the undersigned have hereunto set their hand and seal the day above written.

Sworn to and subscribed before me this _____ day of _____, 2026, in the presence of:

Witness

David Gibbs,
Chairman, Hall County Board of Commissioners

Notary Public

Date of Notarial Signature _____

[NOTORIAL SEAL]

My Commission Expires: _____

Sworn to and subscribed before me this
10 day of June, 2026, in
the presence of:

Witness

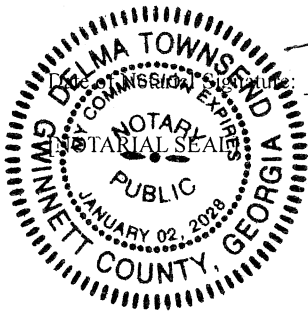
Brian Spent

Grantor

Deema Townsend

Notary Public

My Commission Expires: January 2, 2028



June 10, 2026

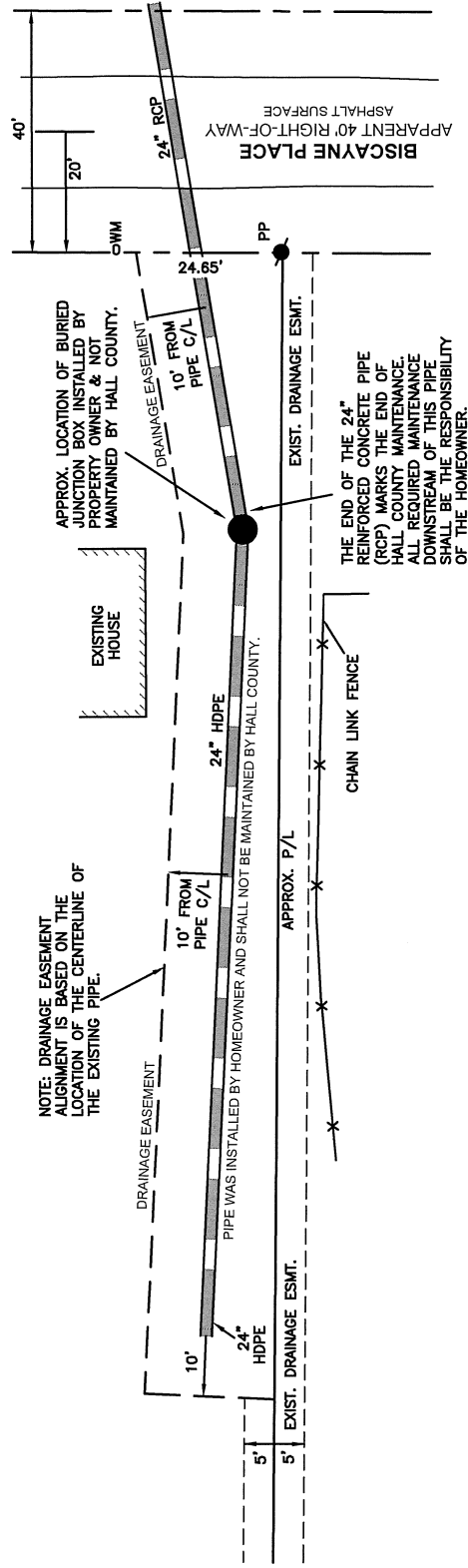


EXHIBIT - A

1553 BISCAYNE PLACE

DRAINAGE EASEMENT

