STORM WATER QUALITY VEGETATIVE EASEMENT

STATE OF TEXAS §
COUNTY OF HARRIS §

KNOW ALL MEN BY THESE PRESENTS:

THAT ___________________________, herein called Grantor, for and in consideration of mutual promises herein made by and between the Grantor and HARRIS COUNTY, a political subdivision of the State of Texas (herein after called Grantee), whose mailing address is 1001 Preston Avenue, Houston, Texas 77002, has GRANTED and by these presents does GRANT unto Grantee herein, Grantee’s successors, assigns, and transferees, a perpetual non–exclusive vegetative and protective easement, on, over, and across Grantor’s real property described on “Exhibit A,” attached hereto and incorporated herein for all purposes (the “Easement Area”) together with all necessary and reasonable rights of ingress and egress and other rights of access thereto, for the continuing purpose and preserving the vegetation and existing growth of the Easement Area. Grantee agrees that Grantor will remain responsible for maintenance of the surface of the Easement Area, but Grantor shall refrain from doing anything or creating any condition that would damage or impair the growth of the vegetation nor may Grantor alter or remove any such vegetation within the Easement Area unless the vegetation is dead or in a damaged condition due to natural causes and only in those instances in which a representative of Grantee is present at the time of such removal or the removal has been approved by Grantee in advance on the basis of evidence submitted by the Grantor that such vegetation otherwise qualifies for removal under the terms hereof. Nothing herein shall be deemed to limit the use of the subject property by Grantor for any other purpose, so long as any existing vegetation within the Easement Area is not damaged or removed in connection with Grantor’s other uses (except as otherwise permitted above).

TO HAVE AND TO HOLD the above described Vegetative Easement, together wish all and singular rights and appurtenances thereunto in anywise belonging, unto the said Grantee, Grantee’s successors and assigns forever. Grantor does hereby bind Grantor, Grantor’s successors and assigns TO WARRANT AND FOREVER DEFEND all and singular the said easement unto the said Grantee herein, Grantee’s assigns and successors, against every person whomsoever lawfully claiming or to claim the same or any part thereof.
Executed on the ______ day of ____________________, 2___.

GRANTOR:

By: ____________________________________

(Print Name _____________________________)

Title: ________________________________
NOTARY FORMATS

(For a natural person acting in his or her own right)

STATE OF TEXAS
COUNTY OF __________

This instrument was acknowledged before me on ________________________, by (name or names of persons acknowledging).

Signature of the notary
NOTARY PUBLIC in and for the State of Texas

(For a natural person as principal acting as attorney-in-fact)

STATE OF TEXAS
COUNTY OF __________

This instrument was acknowledged before me on ________________________, by (name of the attorney-in-fact) as attorney in fact on behalf of (name of the principal for whom the document is signed).

Signature of the notary
NOTARY PUBLIC in and for the State of Texas

(For a partnership acting by one or more partners)

STATE OF TEXAS
COUNTY OF __________

This instrument was acknowledged before me on ________________________, by (name of partner or partners signing) on behalf of (name of partnership).

Signature of the notary
NOTARY PUBLIC in and for the State of Texas
(For a corporation)

STATE OF TEXAS
COUNTY OF __________

This instrument was acknowledged before me on ________________________ by (name of officer), of (name of corporation), a (state in which incorporated) corporation, on behalf of said corporation.

Signature of the notary
NOTARY PUBLIC in and for the State of Texas

(For a public officer, trustee, executor, administrator, guardian, or other representative)

STATE OF TEXAS
COUNTY OF __________

This instrument was acknowledged before me on ________________________, by (name of representative) as (title of representative) of (name of entity or persons represented).

Signature of the notary
NOTARY PUBLIC in and for the State of Texas