

# NATURAL GAS PIPELINE EASEMENT AGREEMENT

This Natural Gas Pipeline Easement Agreement (the "Agreement") is entered into this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by and between:

**GRANTOR:** \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

**GRANTEE:** \_\_\_\_\_

Address: \_\_\_\_\_  
\_\_\_\_\_

## 1. GRANT OF EASEMENT

For and in consideration of the sum of \_\_\_\_\_ Dollars (\$ \_\_\_\_\_) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor hereby grants, sells, and conveys to Grantee, its successors and assigns, a perpetual, non-exclusive easement and right-of-way (the "Easement") to lay, construct, operate, maintain, inspect, repair, replace, protect, alter, and remove one natural gas pipeline and appurtenant facilities on, under, through, and across the real property of Grantor located in the County of \_\_\_\_\_, State of \_\_\_\_\_, and more particularly described as follows:

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

## 2. DESCRIPTION OF EASEMENT STRIP

The Easement hereby granted shall be \_\_\_\_\_ feet in width, the centerline of which shall be the centerline of the pipeline as constructed. Additionally, Grantee shall have the right to use a temporary construction easement of \_\_\_\_\_ feet in width adjacent to the Easement during initial construction and installation activities.

## 3. RIGHT OF ACCESS

Grantee shall have the right of ingress and egress to and from the Easement area over and across the adjoining lands of Grantor by routes mutually agreed upon or existing roads, for all purposes necessary or convenient to the exercise of the rights granted herein.

## 4. RESTORATION AND DAMAGES

Grantee agrees to bury the pipeline to a minimum depth of \_\_\_\_\_ inches below the surface of the ground, so as not to interfere unreasonably with the agricultural or other surface use of the property. Upon completion of any construction, maintenance, or repair operations, Grantee shall restore the surface of the Easement area as nearly as practicable to its original condition, and shall pay Grantor for any actual damages to crops, timber, fences, or other improvements caused by Grantee's activities.

## 5. GRANTOR'S RESERVED RIGHTS

Grantor reserves the right to fully use and enjoy the surface of the Easement area, provided that such use does not interfere with the safety, operation, or maintenance of Grantee's pipeline and facilities. Grantor shall not construct any permanent buildings, structures, or plant trees within the Easement area without the prior written consent of Grantee.

## 6. WARRANT OF TITLE

Grantor covenants and warrants that Grantor is the lawful owner of the aforementioned property, has the full right and authority

to grant this Easement, and will defend the title to said Easement against the lawful claims of all persons whomsoever.

**7. GOVERNING LAW**

This Agreement shall be construed, interpreted, and governed by the laws of the State of \_\_\_\_\_.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the date first written above.

**GRANTOR:**

**GRANTEE:**

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Printed Name

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ ) ss.

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, the undersigned notary public, personally appeared \_\_\_\_\_, known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged that they executed the same for the purposes therein contained.

\_\_\_\_\_  
Notary Public Signature

My Commission Expires: \_\_\_\_\_

(Seal)