

APN: 016-592-05

Virginia Foothills
(Subdivision Name)

When recorded, return to:
Washoe County Engineering
1001 E. Ninth Street
Reno, Nevada 89512

**GRANT OF PRIVATE SANITARY SEWER LATERAL EASEMENT WITHIN
WASHOE COUNTY RIGHT OF WAY**

THIS GRANT OF PRIVATE SANITARY SEWER LATERAL EASEMENT WITHIN WASHOE COUNTY RIGHT OF WAY made and entered into this ____ day of _____, 20__, by and between the COUNTY OF WASHOE, a political subdivision of the State of Nevada “GRANTOR” hereinafter referred to as the Party of the First Part, and Lloyd Properties LLC, “GRANTEE” hereinafter referred to as Party of the Second Part.

WITNESSETH:

For and in consideration of the sum of ONE DOLLAR (\$1.00) and other good and valuable consideration, receipt of which is hereby acknowledged, Grantor hereby grants to Grantee a permanent easement and right-of-way for Private Sanitary Sewer Lateral facilities upon, over, across and through the land herein described, together with the perpetual right to enter upon said land to construct, reconstruct, maintain and repair said Private Sanitary Sewer Lateral facilities with the prior application and approval of a Washoe County signed Encroachment and Excavation permit, with all current and future operation, maintenance and repair costs being the sole responsibility of the Grantee.

The easement and right-of-way hereby granted is situate in the County of Washoe, State of Nevada, more particularly described in Exhibits “A” and “C” and depicted on Exhibits “B” and “D” attached hereto and by this reference made a part hereof.

TO HAVE AND TO HOLD, said easement and right-of-way unto the Grantee and unto its successors and assigns forever.

This is an exclusive Grant of Private Sanitary Sewer Lateral Easement within Washoe County Right of Way for the sole benefit of the Grantee and to the extent that other uses do not

interfere with the use of said easement by Grantee as permitted herein, Grantor, its successors and assigns, shall be permitted to use the same for any purpose they may desire.

The covenants and agreements herein contained shall inure to the benefit of and shall be binding upon the executors, administrators, heirs, successors and assigns of the parties and shall be, and are, covenants running with the land binding upon said property of Grantor and for the benefit of Grantee.

IN WITNESS WHEREOF, the Grantor hereto has executed this Grant of Easement the day and year first above written.

(Grantor's Name)

By: _____
Signature

(Name & Title Printed)

STATE OF NEVADA)
) SS
COUNTY OF WASHOE)

This instrument was acknowledged before me on the _____ day of _____ 2026

by _____
(Name)

as _____
(Title)

of _____
(Grantor's Name)

NOTARY PUBLIC

Accepted for the County of Washoe, by and through
the Director of Engineering/County Engineer

By: _____
Dwayne Smith, P.E.,