

RIGHT-OF-WAY INSTRUMENT
ENERGY LOUISIANA, L.L.C. .

KNOW ALL MEN BY THESE PRESENTS THAT: **GABRIEL TWO, L.L.C.**, Grantor(s), whose permanent address is 1302 Joe Yenni Blvd. Kenner, LA. 70065 acting individually, and for, and on behalf of, my/our heirs, successors, assigns and any other person claiming the ownership to the property hereinafter described, collectively "Grantor" for and in consideration of One Dollar, in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, assign, convey unto and warrant and defend Entergy Louisiana, L.L.C., and its successors and assigns, collectively "Grantee", a right-of-way, servitude and easement for the location, construction, reconstruction, improvements, repairs, operation, inspection, patrol, replacement and maintenance of electric power and communication facilities, or the removal thereof, now or in the future, including, but not necessarily limited to, poles, cross arms, insulators, wires, cables, conduits, hardware, transformers, switches, guy wires, anchors and other equipment, structures, material and appurtenances, now or hereafter used, useful or desired in connection therewith by Grantee over, across, under or on that land of Grantor in the Parish of **Jefferson**, State of Louisiana described as follows, to-wit:

TWO CERTAIN PORTIONS OF GROUND, situated in the State of Louisiana, Parish of Jefferson, City of Kenner, in Township 12 South, Range 9 East, more fully described as follows:

Parcel A-1 and Parcel B-1 of Gabriel Subdivision, City of Kenner, Parish of Jefferson, State of Louisiana as more fully shown on the re-subdivision plan of BFM Corporation dated April 19, 2005, filed in with the Clerk of Court for the Parish of Jefferson in the Conveyance Records at Instrument Number 10548474; Book 3152, folio 410 on August 17, 2005. Such re-subdivision was adopted by the Council of the City of Kenner and signed by the Mayor on the 4th day of August, 2005, Ordinance Number 9183, Summary Number 10,040.

GABRIEL SUBDIVISION PHASE TWO

The rights of way and servitudes herein granted on the above-described property are as follows:

A 10' wide servitude located in lots 220, 221 and 222. Said servitude is located 12'south and parallel to the entire north property line of said lots;

A 10' wide servitude located in lot 222. Said servitude is located parallel to the entire east property line of said lot;

A 10' wide servitude located in lot 223. Said servitude is located parallel to the entire south property line up to 25' drainage servitude of said lot;

A 10' wide servitude located in lots 223, 224 and 225 Said servitude is located 25'west and parallel to the entire east property line of said lots;

A 10' wide servitude located in lot 225. Said servitude is located parallel to the north property line from 25' drainage servitude to east to lot 230 east property line of said lot;

A 10' wide servitude located in lot 230. Said servitude is parallel to the entire east property line to the 12' Utility Easement of said lot;

A 10' wide servitude located in lot 231. Said servitude is located 12'south and parallel to the entire north property line of said lot;

A 10' wide servitude located in lots 232 and 233. Said servitude is located 12'easterly and parallel to the entire westerly property line of said lots;

A 10' wide servitude located in lots 234, 235 and 236. Said servitude is located 12'east and parallel to the entire west property line of said lots;

A 10' wide servitude located in lot 237. Said servitude is located 12'north by northeasterly and parallel to the entire north by northwesterly property line of said lots;

A 10' wide servitude located in lot 238. Said servitude is located 12'east and parallel to the entire west property line of said lots;

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A 10' wide servitude located in lot 239. Said servitude is located 12' southeast and parallel to the entire southwest property line of said lots;

A 10' wide servitude located in lot 240. Said servitude is located 12' north and parallel to the entire south property line of said lot;

A 10' wide servitude located in lot 241. Said servitude is located 12' north and parallel to the entire south eastern property line of said lot;

A 10' wide servitude located in lots 97A, 242 and 243. Said servitude is located 12' north and parallel to the entire south property line of said lots;

A 10' wide servitude located in lots 251, 250, 249, 248, 228 227 and 226. Said servitude is located 12' north by east parallel to the entire west property line of said lots;

A 10' wide servitude located in lots 244, 245 and 246. Said servitude is located 12' west and parallel to the entire east property line of said lots;

The location of right-of-way and servitude herein granted on the above described property is more fully shown in red on that Entergy Louisiana, LLC. Drawing #WR 675215, dated March 13, 2017, a copy of which is attached hereto and made a part hereof

together with the right of ingress and egress to and from the said right-of-way across the adjoining land of the Grantor and the right to attach wires and cables of any other party to Grantee's facilities

Grantee shall have the full and continuing right to clear and keep clear trees, limbs, and/or other vegetation which the Grantee considers a hazard to any of its electric power or communications facilities or a hazard to the rendering of adequate and dependable service to Grantor or any of Grantee's customers, by use of a variety of methods used in the vegetation management industry.

Grantor shall not construct or permit the construction of any structure, obstruction or other hazard within the said right-of-way, including but not limited to, house, barn, garage, shed, pond, pool or well, excepting only Grantor's fence(s) and Grantee's facilities. Grantor shall not construct or permit the construction of any buildings or other structures on land adjoining said right-of-way in violation of the minimum clearances from the lines and facilities of Grantee, as provided in the National Electric Safety code.

IN WITNESS WHEREOF. Grantor has executed this Right-of Way Instrument on the 11 day of May, 2017.

WITNESSES:

GRANTOR: GABRIEL TWO, L.L.C.

Dianne M. Hammond

BY:

[Signature]

Print Name: Dianne M. Hammond

Print Name: Bryan Kuntz

WPC

ITS:

Manager

Print Name: W. Peter Connick

ACKNOWLEDGEMENT

STATE OF LOUISIANA

PARISH OF _____

BEFORE ME, the undersigned notary, personally came and appeared W. Peter Connick, who being first sworn, did depose and say that he/she signed the foregoing instrument as a witness in the presence of Grantor, and another subscribing witness, all of whom signed in my presence, each signing in the presence of all the others, and that all of said signatures thereto are genuine and correct.

WPC

Appearer

Sworn to and subscribed before me this 11 day of May, 2017

[Signature]
Notary Public

Grantee's Permanent Mailing Address:
3734 Tulane Ave. New Orleans, LA, 70119-7049

Print Name _____
BarRoll# or Notary ID: _____

PHILIP B. SHERMAN
NOTARY PUBLIC
STATE OF LOUISIANA
BAR ROLL NUMBER 00122
COMMISSION EXPIRES AT DEATH



Entergy Distribution
P.O. Box 61000
New Orleans, LA 70161-1000

June 7, 2017

Bryanna Frazier, Associate
Chaffe McCall Law Firm
1100 Poydras St., Suite 2300
New Orleans, LA 70163

RE: Executed Right of Way Instrument for Gabriel Two Subdivision -- Jefferson Parish

Dear Ms. Frazier:

Please find enclosed is a copy of the executed Electric Servitude Instrument for said property. The recordation information from the Conveyance Office of Jefferson Parish is attached to the documents.

If you need any additional information concerning this matter, please call me at your convenience.

Sincerely,

A handwritten signature in black ink, appearing to read "Noel B. Coari", written over a horizontal line.

Noel B. Coari
Contract Sr. Right-of-Way Agent
(504) 595-3812

Enclosure