

PLAT- SHORT PLAT - DEDICATION LANGUAGE

WE, THE UNDERSIGNED OWNERS OF THE HEREIN DESCRIBED PROPERTY DEDICATE THESE LOTS TO THE PURCHASERS THEREOF. WE FURTHER DEDICATE THE STREETS, ROADS, AVENUES, ALLEYS AND EASEMENTS IDENTIFIED HEREIN, AS WELL AS THE OTHER PUBLIC AREAS, PARCELS AND TRACTS, , IDENTIFIED HEREON, INCLUDING BUT NOT LIMITED TO PARKS, OPEN SPACES, UTILITY AND DRAINAGE TRACTS UNLESS AN AREA, EASEMENT OR TRACT IS SPECIFICALLY IDENTIFIED ON THIS [*SHORT*] PLAT AS BEING DEDICATED OR CONVEYED TO A PRIVATE PERSON OR ENTITY OTHER THAN THE PUBLIC, IN WHICH CASE WE DO HEREBY DEDICATE SUCH EASEMENTS, OR TRACTS TO THE PERSON OR ENTITY IDENTIFIED AND FOR THE PURPOSE STATED.

ALL SUCH OTHER STREETS, ROADS, AVENUES, ALLEYS AND EASEMENTS IDENTIFIED HEREIN, AS WELL AS THE PARKS, OPEN SPACES, UTILITY TRACTS AND OTHER PUBLIC AREAS, PARCELS AND TRACTS, ARE HEREBY DEDICATED TO THE USE OF THE PUBLIC FOREVER AND HEREBY GRANT TO THE PUBLIC THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THESE LOTS IN THE ORIGINAL REASONABLE GRADING OF THE STREETS, ROADS, AND OTHER PUBLIC AREAS, PARCELS AND TRACTS.

FURTHER, THE UNDERSIGNED OWNERS AGREE FOR THEMSELVES, THEIR HEIRS AND ASSIGNS TO INDEMNIFY AND HOLD THE CITY OF _____, ITS SUCCESSORS AND ASSIGNS, HARMLESS FROM ANY DAMAGE, INCLUDING ANY COSTS OF DEFENSE, CLAIMED BY PERSONS WITHIN OR WITHOUT THIS SUBDIVISION TO HAVE BEEN CAUSED BY ALTERATIONS OF THE GROUND SURFACE, VEGETATION, DRAINAGE OR SURFACE OR SUB-SURFACE WATER FLOWS WITHIN THIS SHORT SUBDIVISION OR BY ESTABLISHMENT, CONSTRUCTION OR MAINTENANCE OF THE ROADS WITHIN THIS SUBDIVISION. PROVIDED THIS WAIVER AND INDEMNIFICATION SHALL NOT BE CONSTRUED AS RELEASING THE CITY OF _____, ITS SUCCESSORS OR ASSIGNS, FROM LIABILITY FOR DAMAGES, INCLUDING THE COST OF DEFENSE, RESULTING IN WHOLE OR IN PART FROM THE NEGLIGENCE OF THE CITY OF _____, ITS SUCCESSORS OR ASSIGNS.

THE CITY OF _____, ITS OFFICERS, EMPLOYEES, AGENTS, SUCCESSORS, ASSIGNS AND ITS CONTRACTORS, ARE HEREBY GRANTED A PERPETUAL EASEMENT WITH A RIGHT OF IMMEDIATE ENTRY AND CONTINUED ACCESS FOR THE CONSTRUCTION, IMPROVEMENT, MAINTENANCE AND REPAIR OF STROM DRAINAGE, WATER AND SANITARY SEWER PIPES, MANHOLES AND OTHER UTILITY STRUCTURES OVER, UNDER AND ACROSS THE EASEMENTS SHOWN ON THE FACE OF THE [*SHORT*] PLAT.