

Grant of right-of-way.

Deed made this _____ day of _____, _____ [date], by _____, of _____, referred to as grantor, to _____, of _____, referred to as grantee:

Grantor owns in fee a parcel of land described as follows: _____, and

Grantee owns in fee an adjoining parcel of land described as follows: _____.

Therefore, in consideration of _____ dollars paid by grantee to grantor, receipt of which is hereby acknowledged by grantor, grantor grants to grantee, grantee's heirs and assigns, the free and uninterrupted use, liberty and privilege of and passage in and along a certain alley or passage, of _____ feet in breadth by _____ feet in depth, extending out and from [describe direction of the way]; together with free ingress, egress and regress to and for grantee, grantee's heirs and assigns and [his or her] and their tenants, at all times forever, into, along, upon and out of the alley or passageway, in common with grantor, grantor's heirs and assigns and [his or her] and their tenants. To have and to hold all and singular, the privileges previously described to grantee, grantee's heirs and assigns, to [his or her] and their only proper use and behoof, in common with grantor, grantor's heirs and assigns as previously described [and if so stipulated, subject nevertheless, to the moiety or equal one-half part of all necessary charges and expenses which shall, from time to time, accrue in paving, amending, repairing and cleansing the alley or passageway].

In witness whereof, etc.