

TLC
Lease 639-1

DEED BK 753 PG 180

GRANT OF EASEMENT

UNITED STATE OF AMERICA

BY: Jim Mead and Louise Mead

STATE OF ARKANSAS

TO: TLC PROPERTIES, INC.

COUNTY OF CRAIGHEAD

This Grant of Easements ("Agreements") is made this 10th, day of June, 2007, by and between **Jim Mead and Louise Mead**, whose address is 1807 Greenpoint Cove, Jonesboro, Arkansas 72401 ("Grantor"), and **TLC Properties, INC.**, a Louisiana Corporation, whose address is 5551 Corporate Boulevard, Baton Rough, LA 70808 (TIN: 720640751) ("Grantee")

The Grantor, its successors and assigns, do hereby grant, sell and convey unto Grantee, Its successors and assigns, a perpetual easement for the location and construction of the outdoor advertising structure or structures (the "Sign Location Easement"), which Sign Location Easements is described on Exhibit "A", together with a maintenance, utility, access, and visibility easements (the Maintenance, Utility, Access and Visibility Easement", and all necessary or desirable appurtenances on, over and upon the following described real property (collectively, the Sign Location Easement and the Maintenance, Utility, Access and Visibility Easement are referred to herein as the Easements"), the property subject to the foregoing Easements is described on Exhibit "B" (the "Property")

For and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to Grantor in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, Grantor herein grants perpetual Easements subject to the following terms and conditions:

Easement shall consist of perpetual servitudes of use that run with the land and shall include the right to service, maintain, improve, modify the sign to have as many advertising faces, including changeable copy faces or electronic faces, as are allowed by local and state law or replace any outdoor advertising structure on the Property described, The specific location of the sign shall be limited to the Sign Location Easements area described in Exhibit "A". This right shall include but not be limited to a right of ingress and egress, a right of overhang for electrical service, a right to maintain telecommunication devices (including but not limited to telecommunications towers and related ground facilities) and a right of view, prohibiting vegetation or improvements on the Property described herein that would obstruct the view of advertising structure from the adjoining highway. Grantor agrees that Grantee may trim any or all trees and vegetation in, on or about the Easements as often as Grantee deems necessary to prevent obstruction or to improve the appearance

of the structure. Grantee, its successors and assigns hereby specifically hold Grantor, its successors and assigns, free and harmless from any damages or injuries to any person or property caused by Grantee's construction or maintenance activities on the Property described.

Grantor warrants that it is the sole record owner of the immovable Property over which these Easements are created, that such Property is not subject to any mortgage or liens, that such Property is not encumbered by any restriction, easements, covenants, leases or other rights that are in any way conflicting with or inconsistent with the conveyance herein made, and that Grantor has the right and authority to execute these Easements and to grant, sell and convey the real rights set forth herein to Grantee.

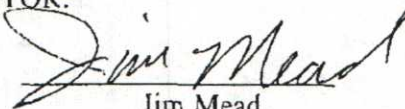
In the event of condemnation of the subject premises or any part thereof by proper authorities, or relocation of the highway, the Grantor grants to the Grantee the right to relocate its sign on Grantor's remaining Property adjoining the condemned property or the relocated highway. Any condemnation award for Grantee's property shall accrue to Grantee.


The terms and provisions of the Agreement shall be binding upon and shall inure to the benefit of the heirs, successors, assigns, and legal representatives of Grantor and Grantee.

WITNESS this 10th, day of June 2007.

WITNESSES:

GRANTOR:


Jim Mead


Louise Mead

STATE OF ARKANSAS
COUNTY CRAIGHEAD

On this, the 10th, day of July 2007

Before me, Rhonda Jean Long
(Printed name of Officer/Notary Public)

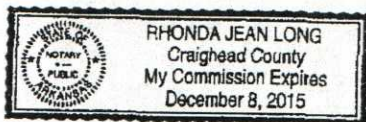
The undersigned a/an Notary Public personally appeared
(Notary Public/Officer)

Jim Mead and Louise Mead
(Individual name(s) that appeared before Notary/Officer)

Known (or satisfactorily proven) to me to be the person(s) whose
name(s) are subscribed to the within instrument and acknowledged to
(is/are)

Me that they executed the same for the purposes therein contained.
(he/she/they)

IN WITNESS WHEREOF, I hereunto set my hand and official seal



Rhonda Jean Long

EXHIBIT "A"**Legal Description**

AN EASEMENT ONLY OVER AND ACROSS THE FOLLOWING PROPERTY, TO-WIT:
SIGN EASEMENT: A part of Lot 1, Kart World Replat, Jonesboro, Craighead Co., Arkansas, more particularly described as follows: From the Northeast corner of the Northwest Quarter of Section 32, Township 14 North, Range 4 East; run North 90 degrees 00' 00" West a distance of 1547.97 feet to a point; thence South 01 degrees 12' 00" West a distance of 49.97 feet to a point; thence North 88 degrees 48' 00" West a distance of 16.26 feet to the point of beginning; thence South 00 degrees 39' 22" West a distance of 55.00 feet to a point; thence North 89 degrees 52' 48" West a distance of 20.00 feet to a point; thence North 00 degrees 39' 22" East a distance of 55.00 feet to a point; thence South 89 degrees 52' 48" East a distance of 20.00 feet to the point of beginning, containing 1100 square feet or 0.125 acres, more or less.

INGRESS/EGRESS EASEMENT: A part of Lot 1, Kart World Replat, Jonesboro, Craighead County, Arkansas, more particularly described as follows: From the Northeast corner of the Northwest Quarter of Section 32, Township 14 North, Range 4 East, run North 90 degrees 00' 00" West a distance of 1547.97 feet to a point; thence South 01 degrees 12' 00" West a distance of 41.57 feet to a point on the South right of way line of Parker Road; thence South 89 degrees 03' 13" West along said right of way line a distance of 16.35 feet to the point of beginning; thence leaving said right of way line, run South 00 degrees 39' 22" West a distance of 7.79 feet to a point; thence North 89 degrees 52' 48" West a distance of 20.00 feet to a point; thence North 00 degrees 39' 22" East a distance of 7.42 feet to a point on aforesaid South right of way line of Parker Road; thence North 89 degrees 03' 13" East along said right of way line, a distance of 20.01 feet to the point of beginning, containing 152 square feet, more or less.



EXHIBIT "B"

Legal Description

Lot 1, kart World Replat, Jonesboro, Arkansas, Craighead County, Arkansas

J. Mead
L. M.

DEED BK 753 PG 180 - 184
DATE 07/12/2007
TIME 04:14:34 PM
RECORDED IN
OFFICIAL RECORDS OF
CRAIGHEAD COUNTY
ANN HUDSON
CIRCUIT CLERK
Ann Hudson, D.C.
RECEIPT # 164432