SERVIENT

Meaning: Servient refers to a parcel of land that is burdened by an easement, allowing another parcel (the dominant estate) to utilize it for access or other specified rights.

1. The servient estate has a legal right to cross the dominant estate for access.
2. In property law, the term "servient" refers to the parcel of land that serves another.
3. The servient landowner must allow access to the easement holder as agreed upon.
4. Disputes often arise when the rights of the servient tenement are not clearly defined.
5. Understanding the responsibilities of a servient property is crucial in real estate transactions.

Source: sentences.whatistheurl.com

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