

STATE OF ALABAMA
JEFFERSON COUNTY

04/04/1997-10442
10:09 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 SMA 13.50

MAINTENANCE AGREEMENT FOR INGRESS AND EGRESS
EASEMENT - HIGH HAMPTON

Whereas Savannah Development is the owner of Lots 66 and 68, according to survey of High Hampton, Sector 2, as recorded Map Book 22, page 7, in the Probate Office of Shelby County, Alabama.

Whereas Darrell C. Bovee is the owner of Lot 67, according to a resurvey of Lots 58, 59, 67 and 69, High Hampton, Sector 2, as recorded in Map Book 22, page 29, in the Probate Office of Shelby County, Alabama. ALSO DESCRIBED AS: Lot 67-A, according to a Resurvey of Lots 67 and 69, of a Resurvey of Lots 58, 59, 67 and 69, High Hampton, Sector 2, as recorded in Map Book 22, page 42, in the Probate Office of Shelby County, Alabama.

Whereas Mark T. Gartman and wife, Terri E. Gartman are the owners of Lot 69-A, according to the Resurvey of Lots 67 and 69, of a Resurvey of Lots 58, 59, 67 and 69, High Hampton, Sector 2, as recorded in Map Book 22, page 42, in the Probate Office of Shelby County, Alabama.

Whereas the said real properties are served by a thirty (30) foot ingress/egress and utility easement as delineated on the record map recorded in Map Book 22, page 42, in the Shelby County, Alabama.

Whereas the parties hereto wish to establish perpetual maintenance of the said easement. The parties hereto agree as follows:

1. That the owners of the hereinabove described lots, their successors and/or assigns shall be responsible for contributing equally to the maintenance of the ingress/egress easement.
2. That said easement shall be maintained in a good and workmanlike manner using good and substantial materials.
3. In the event that either Lot 66 or Lot 68 does not use the said easement for purposes of access to their respective properties, then in that event, the said owners of the

1051 • 1997-10442

respective lots will be relieved of any responsibility for contribution for the maintenance of the said easement.

4. This agreement shall run with the land.

Savannah Development, Inc.

By: Susan G. Tucker
Susan G. Tucker, President

Darrell C. Bovee
Darrell C. Bovee

Mark T. Gartman
Mark T. Gartman

Terri E. Gartman
Terri E. Gartman

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Susan G. Tucker whose name as President of Savannah Development, Inc., an Alabama corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me that, being informed of the contents of the conveyance, she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 24th day of February, 1997.

W. M. Pully
NOTARY PUBLIC

My commission expires:

MY COMMISSION EXPIRES FEBRUARY 20, 1997

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, A Notary Public in and for said County, in said State, hereby certify that Darrell C. Bovee, an unmarried man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24th day of February, 1997.

W. M. Pully
NOTARY PUBLIC

My commission expires:

MY COMMISSION EXPIRES FEBRUARY 20, 1997

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, A Notary Public in and for said County, in said State, hereby certify that Mark T. Gartman and wife, Terri E. Gartman, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this ^{5th} day of February, 1997.


NOTARY PUBLIC

My commission expires:

MY COMMISSION EXPIRES FEBRUARY 23, 1997

Inst # 1997-10442

THIS INSTRUMENT WAS PREPARED BY:
David F. Ovson, Attorney at Law
Lange, Simpson, Robinson & Somerville
728 Shades Creek Parkway
Suite 120
Birmingham, Alabama 35209

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