Det. value
$500.

20070627000300930 1/3 $17.50
Shelby Cnty Judge of Probate, AL
06/27/2007 09:03:42AM FILED/CERT

STATE OF ALABAMA
COUNTY OF **Shelby**

BELLSOUTH

8416-C-AL
(12-2006)

Preparer's name and address:

Becky Grinder
118 Cedar Cove Drive
Pelham, AL 35124

Grantee's Address:
BellSouth Telecommunications, Inc.
3196 Highway 280 South
Room 102N
Birmingham, AL 35243

EASEMENT

For and in consideration of **one** dollars ($ **1.00**) and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, the undersigned owner(s) of the premises described below, hereinafter referred to as Grantor, do(es) hereby grant to BELLSOUTH TELECOMMUNICATIONS, INC., a Georgia corporation, its licensees, agents, successors, assigns, and allied and associated companies, hereinafter referred to as Grantee, an easement to construct, operate, maintain, add, and/or remove such systems of communications, facilities, standby generators and associated fuel supply systems as a means of providing uninterrupted service during commercial power outages, or related services as the Grantee may from time to time require upon, over, and under a portion of the lands described in Deed Book **20060803000374470**, page _____, **Shelby** County, Alabama Records, and, to the fullest extent the Grantor has the power to grant, upon, over, along, and under the roads, streets, or highways adjoining or through said property. The said easement is more particularly described as follows:

All that tract or parcel of land lying in Section **15**, Township **19S**, Range **02W**, **Huntsville** Meridian, **Shelby** Country, State of Alabama, consisting of a (☐ strip) (☒ parcel) of land **25 ft x 25 ft easement and a strip 5 ft wide to road right of way for buried cable as shown on attached survey and hereby made a part of this document. Attachment A.**

The following rights are also granted: the exclusive right to allow any other person, firm, or corporation to attach wires or lay cable or conduit or other appurtenances upon, over, and under said easement for communications or electric power transmission or distribution; ingress to and egress from said easement at all times; the right, but not the obligation, to clear the easement and keep it cleared of all trees, undergrowth, or other obstructions; the right, but not the obligation, to trim and cut and keep trimmed and cut all dead, weak, leaning, or dangerous trees or limbs outside the easement which might interfere with or fall upon the lines or systems of communication or power transmission or distribution; the right to relocate said facilities, systems of communications, or related services on said lands to conform to any future highway relocation, widening, or improvements, the right to test and maintain generators and associated equipment; and the right to allow any other person, firm, or corporation to provide for fuel/energy distribution to equipment placed on the site.

To have and to hold the above granted easement unto BellSouth Telecommunications, Inc., its licensees, agents, successors, assigns, and allied and associated companies forever and in perpetuity.

Grantor warrants that Grantor is the true owner of record of the above described land on which the aforesaid easement is granted.

PMT 76891

20070627000300930 2/3 $17.50
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SPECIAL STIPULATIONS OR COMMENTS:

The following special stipulations shall control in the event of conflict with any of the foregoing easement:

AT & T to pay developer $1000 for landscaping around three sides of easement leaving the road side open. Also AT & T to put gate in fence that runs across the property for access. Developer to place a sidewalk between the fence and our easement that will run the length of the subdivision. Our easement not to be on sidewalk easement.

In witness whereof, the undersigned has/have caused this instrument to be executed on the **15th** day of **June**, **2007**.

Signed, sealed and delivered in the presence of:

Witness
(Print Name) **Becky Grinder**

Witness
(Print Name) WES DAVIS

Indian Crest, LLC
Name of Corporation

(Address)
160 Yeager Parkway
Suite 200
Pelham, AL. 35124

By:

Title: **Managing Member, Connor Farmer**

Attest:

State of Alabama, County of _____

I, _____, Notary Public in and for said County in Alabama, hereby certify that _____ whose name as _____ of the _____, a corporation, 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/she, as such officer and with full authority, executed the same voluntarily for and as the act of said corpoartion.

Given under my hand this _____ day of _____, _____.

My Commission Expires: _____

Notary Public
(Print Name) _____

TO BE COMPLETED BY BELLSOUTH TELECOMMUNICATIONS, INC.

District	FRC	Wire Center/NXX	Authority
North Alabama - SE		**BRHMALOM**	
Drawing	Area Number	Plat Number	RWID

Approval	Title
	ROW Coordinator

20070627000300930 3/3 $17.50
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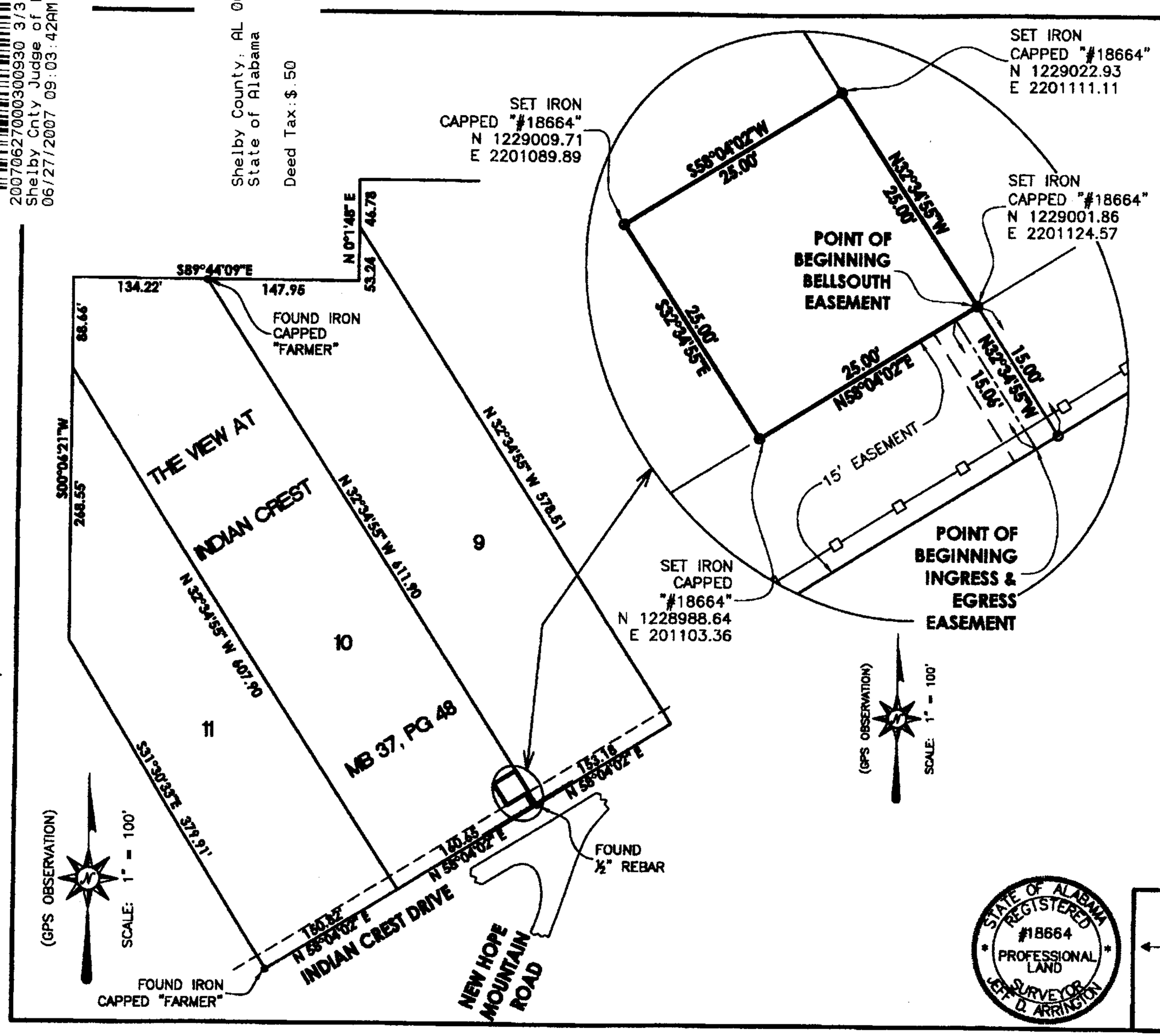
06/27/2007 09:03:42AM FILED/CERT

Shelby County, AL 06/27/2007
State of Alabama
Deed Tax:$.50

ATTACHMENT A



A TRACT OF LAND SITUATED IN THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 19 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF LOT 10 ACCORDING TO THE SURVEY OF "THE VIEW AT INDIAN CREST" AS RECORDED IN MAP BOOK 37, PAGE 48, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA, AND THENCE RUN NORTH 32°34'55" WEST ALONG THE EAST LINE OF SAID LOT FOR 15.00 FEET TO THE POINT OF BEGINNING OF THE EASEMENT HEREIN DESCRIBED; THENCE CONTINUE NORTH 32°34'55" EAST ALONG SAID LOT LINE FOR 25.00 FEET; THENCE RUN SOUTH 58°04'02" WEST FOR 25.00 FEET; THENCE RUN SOUTH 32°34'55" EAST FOR 25.00 FEET; THENCE RUN NORTH 58°04'02" EAST FOR 25.00 FEET TO THE POINT OF BEGINNING.

SAID TRACT OF LAND CONTAINING 500 SQUARE FEET.

ALSO, A 5.00 FOOT INGRESS AND EGRESS EASEMENT, BEING 2.50 FEET ON EACH SIDE OF A CENTERLINE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHEAST CORNER OF LOT 10 ACCORDING TO THE SURVEY OF "THE VIEW AT INDIAN CREST" AS RECORDED IN MAP BOOK 37, PAGE 48, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA, AND THENCE RUN SOUTH 58°04'02" WEST ALONG THE SOUTH LINE OF SAID LOT FOR 2.50 FEET TO THE POINT OF BEGINNING OF SAID INGRESS AND EGRESS EASEMENT CENTERLINE; THENCE RUN NORTH 32°34'55" WEST FOR 15.06 FEET TO THE END POINT OF SAID EASEMENT CENTERLINE.

I HEREBY STATE THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SURVEYOR: 6-21-07

JEFF D. ARRINGTON — DATE
ALABAMA NO. 18664

STATE OF ALABAMA REGISTERED #18664 PROFESSIONAL LAND SURVEYOR JEFF D. ARRINGTON

WORK AUTHORIZATION NUMBER: AE2007-76891

ARRINGTON ENGINEERING
Civil Engineers - Surveyors - Land Planners
Office: (205) 985-9315
Fax: (205) 985-9385
2032 Valleybrook Road
Birmingham AL 35244

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