

Source of Title:

Deed Book _____, Page _____ Deed Record 20051102000570780
20050215000075910
20050215000075900

EASEMENT - DISTRIBUTION FACILITIES

STATE OF ALABAMA }

COUNTY OF Shelby }

W.E. No. A6170-60-A211

APCO Parcel No. 70241195

Transformer No. S80044

This instrument prepared by: Larry D. Gravitt

Alabama Power Company
P. O. Box 2641
Birmingham, Alabama 35291

500.00



20110721000211570 1/3 \$18.50
Shelby Cnty Judge of Probate, AL
07/21/2011 08:33:01 AM FILED/CERT

Shelby County, AL 07/21/2011
State of Alabama
Deed Tax: \$.50

KNOW ALL MEN BY THESE PRESENTS, That Calera Commons, LLC

as grantor(s), (the "Grantor", whether one or more) for and in consideration of One and No/100 Dollar (\$1.00) and other good and valuable consideration paid to Grantor in hand by Alabama Power Company, a corporation, the receipt and sufficiency of which are hereby acknowledged, hereby grant to Alabama Power Company, its successors and assigns (the "Company"), the easements, rights and privileges below.

Overhead and/or Underground. The right from time to time to construct, install, operate and maintain, upon, over, under and across the Property described below, all poles, towers, wires, conduits, fiber optics, cables, communication lines, trans closures, transformers, anchors, guy wires and other facilities useful or necessary in connection therewith (collectively, "Facilities"), for the overhead and/or underground transmission and distribution of electric power and communications, along a route selected by the Company, as generally shown on the Company's drawing attached hereto and made a part hereof, but which is to be determined by the actual location(s) in which the Company's facilities are installed. The width of the Company's easement will depend on whether the Facilities are underground or overhead: for underground, the easement will extend five (5) feet on each side of said Facilities as and where installed; for overhead Facilities, the easement will extend fifteen (15) feet on each side of the centerline of said Facilities as and where installed. The Company is granted the right to clear, and keep clear, all trees, undergrowth and other obstructions on a strip of land extending five (5) feet from each side of said underground Facilities, and to clear, and keep clear, all trees, undergrowth and other obstructions on a strip of land extending fifteen (15) feet from each side of the centerline of said overhead Facilities and the right in the future to install intermediate poles and facilities on said strip. Further, with respect to overhead Facilities, the Company is also granted the right to trim and cut, and keep trimmed and cut, all dead, weak, leaning or dangerous trees or limbs outside of the thirty (30) foot strip that, in the sole opinion of the Company, may now or hereafter endanger, interfere with, or fall upon any of said overhead Facilities.

Grantor hereby grants to the Company all easements, rights and privileges necessary or convenient for the full enjoyment and use thereof, including without limitation the right of ingress and egress to and from said Facilities, as applicable, and the right to excavate for installation, replacement, repair and removal thereof; and also the right to cut, remove and otherwise keep clear any and all structures, obstructions or obstacles of whatever character, on, under and above said Facilities, as applicable.

The easements, rights and privileges granted hereby shall apply to, and the word "Property" as used in this instrument shall mean, the following described real property situated in Shelby County, Alabama (the "Property"):

A parcel of land in the NE1/4 of the SE1/4 and the SE1/4 of the
NE1/4 of Section 4, Township 22 South, Range 2 West as is
recorded in Deed Record 20051102000570780, 20050215000075910
and 20050215000075900 in the office of the Judge of Probate of
Shelby County, Alabama.

In the event it becomes necessary or desirable for the Company from time to time to move any of the Facilities in connection with the construction or improvement of any public road or highway in proximity to the Facilities, Grantor hereby grants to the Company the right to relocate the Facilities and, as to such relocated Facilities, to exercise the rights granted above; provided, however, the Company shall not relocate said Facilities on the Property at a distance greater than ten feet (10') outside the boundary of the right of way of any such public road or highway as established or re-established from time to time. This grant and agreement shall be binding upon and shall inure to the benefit of Grantor, the Company and each of their respective heirs, personal representatives, successors and assigns and the words "Company" and "Grantor" as used in this instrument shall be deemed to include the heirs, personal representatives, successors and assigns of such parties.

TO HAVE AND TO HOLD the same to the Company, its successors and assigns, forever.

IN WITNESS WHEREOF, the undersigned Grantor(s) has/have set his/her hand(s) and seal(s) this the 24 day of June, 2011.

Witness

Witness

Witness

(Grantor)

Calera Commons LLC

(Grantor)

By:

As: Manager, Calera Commons LLC

For Alabama Power Company Corporate Real Estate Department Use Only

All facilities on Grantor: _____

Station to Station: _____

Sta # 7400 to Sta # 8400 "Southside"
"Underground"

IN WITNESS WHEREOF, the said Grantor, has caused this instrument to be executed by _____, its authorized representative, as of the _____ day of _____, 20____.

ATTEST (if required) or WITNESS:

By: _____
Its: _____
(Grantor - Name of Corporation/Partnership/LLC)
By: _____ (SEAL)
Its: _____
[indicate President, General Partner, Member, etc.]

INDIVIDUAL NOTARIES

STATE OF ALABAMA }
COUNTY OF _____ }
I, _____, a Notary Public, in and for said County in said State, hereby certify that _____ whose name(s) [as _____] is/are signed to the foregoing instrument and who is/are known to me, acknowledged before me on this day that being informed of the contents of the instrument, he/she/they [in such capacity as aforesaid] executed the same voluntarily.
Given under my hand and official seal this the _____ day of _____, 20____.

[SEAL] Notary Public
My commission expires: _____

STATE OF ALABAMA }
COUNTY OF _____ }
I, _____, a Notary Public, in and for said County in said State, hereby certify that _____ whose name(s) [as _____] is/are signed to the foregoing instrument and who is/are known to me, acknowledged before me on this day that being informed of the contents of the instrument, he/she/they [in such capacity as aforesaid] executed the same voluntarily.
Given under my hand and official seal this the _____ day of _____, 20____.

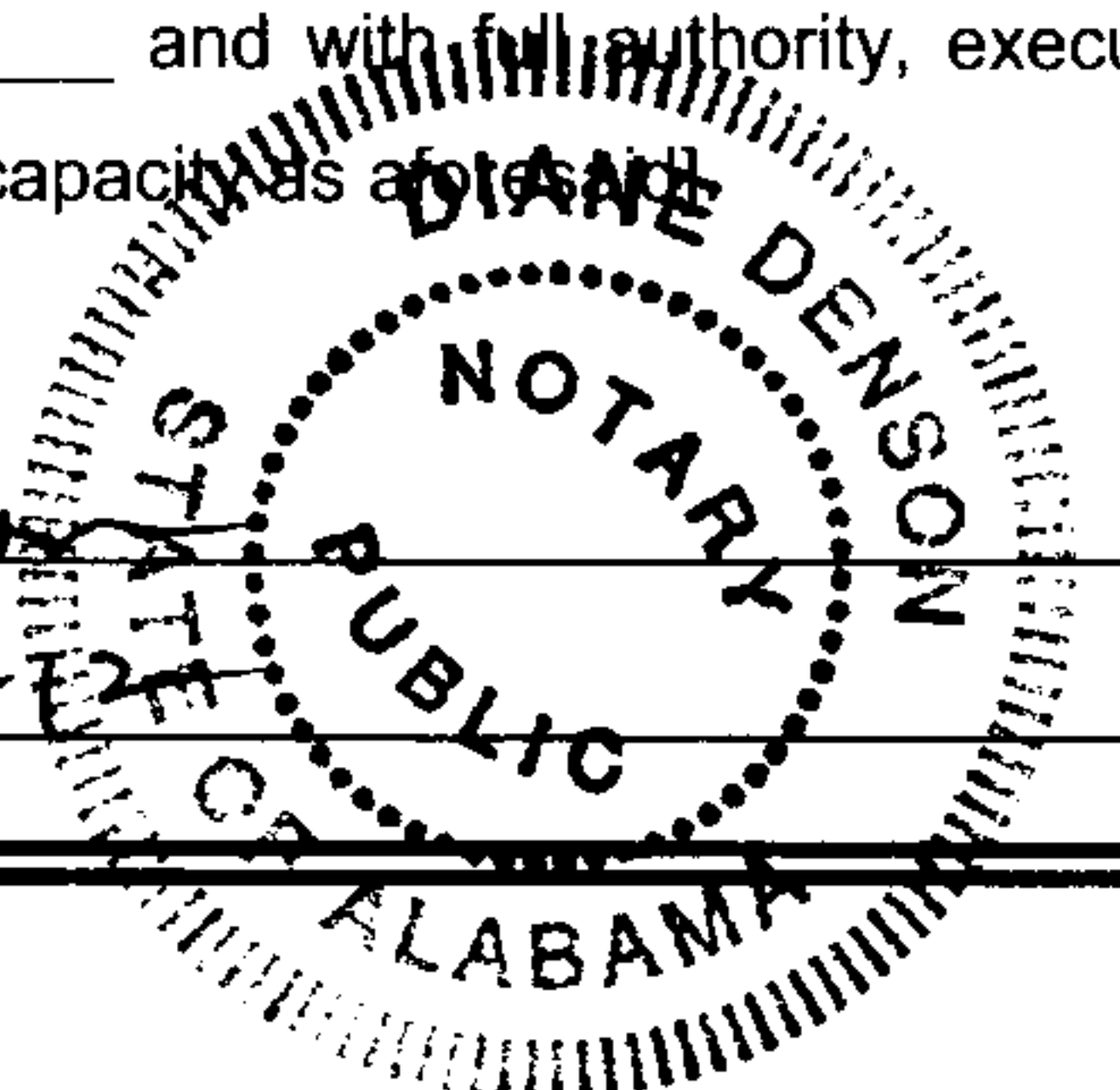
[SEAL] Notary Public
My commission expires: _____

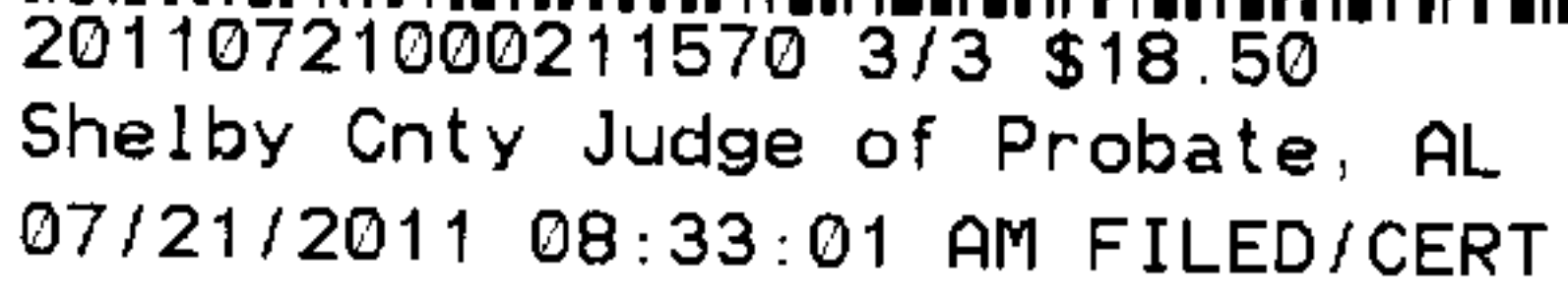
CORPORATION/PARTNERSHIP/LLC NOTARY

STATE OF ALABAMA }
COUNTY OF Shelby }
I, Diane Denson, a Notary Public in and for said County in said State, hereby certify that Chris Hoyt whose name as Member of Calera Commons, LLC, a LLC, [acting in its capacity as _____] is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he/she, as such _____ and with full authority, executed the same voluntarily, for and as the act of said _____ [acting in such capacity as a _____]
Given under my hand and official seal this the 24th day of June, 2011.

[SEAL] Notary Public
My commission expires: 3-11-12

20110721000211570 2/3 \$18.50
Shelby Cnty Judge of Probate, AL
07/21/2011 08:33:01 AM FILED/CERT



[illegible]

Const. Complete:

Date: _____

ANY CONSTRUCTION FIELD CHANGES ARE SHOWN IN RED ON THIS PRINT.

Sized Line Work

Township Range 22S 10W	Map Ref. Section 4
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METRO SOUTH - 12 KV DISTRIBUTION

Inglehill 150 volt Mt. English Coach Houses on lot 16 concrete pad

Covered Sidewalk Aug/2011

Sheet 4 of 4 A4370-00-0211

Drawing Number # A4816

Surveyor Study

Date: _____
**ANY CONSTRUCTION FIELD CHANGES
 ARE SHOWN IN RED ON THIS PRINT.**

For Energized Line Work
Obtain Hotline Work Permit @

Section	Township Range
4	22S 20N
Substation: Longview Feeder #1 Breaker # 48316	
Town: CALERA County: Shelby	
Engineer: BRASHER Radial: 11414	
METRO SOUTH - 12 KV DISTRIBUTION INSTALL 6.150 watt MH English Coach fixtures on 19' concrete octagonal poles	
Created/Updated: 5/1/2011 Sheet 1 of 1 44370-60-A354	

Engineer: BRASHER			Created/Edited: 8/1/2011
Radius: 11414			AS170.50.A241
		Sheet 1 of 1	