

Source of Title:
Instrument #20060508000214380

EASEMENT - DISTRIBUTION FACILITIES

STATE OF ALABAMA 500-00
COUNTY OF SHELBY

This instrument prepared by: Dean Fritz

Alabama Power Company
2 Industrial Park Drive
Pelham, AL 35124

20180806000279760
08/06/2018 04:06:00 PM
ESMTAROW 1/3

KNOW ALL MEN BY THESE PRESENTS, That the undersigned Edwin B Lumpkin, Jr., a single man

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

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 determined by the location(s) in which the Company's facilities are to be installed. The width of the Company's right of way will depend on whether the Facilities are underground or overhead: for underground, the right of way will extend five (5) feet on all sides of said Facilities as and where installed; for overhead Facilities, the right of way will extend fifteen (15) feet on all sides of said Facilities as and where installed.

The Company is further granted all the rights or privileges necessary or convenient for the full enjoyment and use of said right of way for the purposes above described, including, without limitation, the right of ingress and egress to and from said Facilities, as applicable, the right to excavate for installation, replacement, repair and removal of said Facilities, the right in the future to install intermediate poles and facilities on said right of way, the right to install, maintain, and use anchors and guy wires on land adjacent to said right of way, and also the right to cut, remove, and otherwise keep clear any and all trees, undergrowth, structures, obstructions, or obstacles of whatever character, on, under and above said right of way, as applicable. 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 aforementioned right of way that, in the opinion of the Company, may now or hereafter endanger, interfere with, or fall upon any of said overhead Facilities.

The easements, rights and privileges granted hereby shall apply to, and the word "Property" as used in this instrument shall mean the real property more particularly described in that certain instrument recorded in Instrument #20060508000214380, in the Office of the Judge of Probate of the above named County.

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, Grantors hereby grant 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 Grantors, the Company and each of their respective heirs, personal representatives, successors and assigns and the words "Company" and "Grantors" 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 Grantors have executed this instrument on this the 6 day of August, 2018 ✓

Wade Stubbs

Witness Signature (non-relative)

WADE STUBBS

Print Name

Edwin B. Lumpkin

(Grantor)

Edwin B. Lumpkin

Print Name

(SEAL)

For Alabama Power Company Corporate Real Estate Department Use Only

All on Grantor: X Location to Location: _____

NW 1/4 of the NW 1/4 of Section 20, Township 21 South, Range 2 West

W.E. No. A6170-06-AN18

Transformer No. T00MY5, T00MY6, T00MY7

INDIVIDUAL NOTARY

20180806000279760 08/06/2018 04:06:00 PM ESMTAROW 2/3

STATE OF AlabamaCOUNTY OF SHELBY

I, Treva M. Moore, a Notary Public, in and for said County in said State, hereby certify that
Eric Lumpkin JR. whose name(s) as
grantor(s) 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 6 day of August, 2018.

TREVA M. MOORE
Notary Public, Alabama State At Large
My Commission Expires April 20, 2020

[SEAL]

Treva M. Moore
Notary Public

My commission expires: April 20, 2020

INDIVIDUAL NOTARY

STATE OF _____

COUNTY OF _____

I, _____, a Notary Public, in and for said County in said State, hereby certify that
_____ whose name(s) as
grantor(s) 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: _____

Customer LA MPA Development		Location 102 COUNTY HWY 265		Ented. Svc Date 7/29/2018		County Shelby		Section 20		Township 21S		Range 02W		Add'l Info. REP POINT: XA3557 GRAY WYATTI: 205-XXXXXX		Estimate No. A6170-06-AN18	
Division BIRMINGHAM		District METRO SOUTH		Town ALABASTER		User ID antimord		Created: 8/22/2018		Substation SAGINAW DS		X-49052		Y-XA1725		MISSALL#	
ENERGIZED LINE WORK Sub SAGINAW DS OCB/OCR 49062/XD8722 Switch# XA1725 Fuse Size 15A																	
Customer To Install (2) 5" Conduit (1-spare) From Riser to Xformer Install 5" Conduit From Xformer to Xformer Trench Ditch - 42" of Cover (Final Grade)																	
Loc Transformer Loading 1 170 KVA 3 334 KVA																	
Voltage Pri Sec 120V 12.47KV 240V																	
Phone Co.																	
Cable Co.																	
Accessible																	
Tree Crew																	
Rock Hole																	
Permits																	
RW																	
CITY																	
COUNTY																	
STATE																	
OTHER																	

ANTOINE MORDICAN 1'10"1746

Work Locations

Location Sketch

Alabaster

Montgomery Hwy

Commercial C

Short Circuit Box

LUG LG LL LG LGR

Dist To Sub 10265.8 Ft

3340.3 742.0

X

RW Agent Dean Fritz

Date Assigned 7-11-18

Date Cleared 8-6-18

Parcel # 72238251-001

LOC 3: RADIAL FEED

1: 167KVA RE PM XFORMER

1: (14) 200A 3 WIRE METER

162 CO HWY 265

(600A MAIN)

CON LOAD: 167KVA

182 CO HWY 265

(600A MAIN)

CON LOAD: 133KVA

202 CO HWY 265

(600A MAIN)

CON LOAD: 133KVA

3-2ACSR+ 2ACSRN 12.47KV

KA3557 50A QA

Q45/4

LOC 1: 10 PRI DE

R: 3/4" ANCH & 3/8" GUY

1 JUMPER PIN

1: 280' #2 ACSR PRI & NEU

1: (7) 200A 4 WIRE METER

BLDG 162

LOC 2: 10 PRI DE

1: 45/4 CCA W/ #6 ENH GRND

1: 3/4" ANCH & 3/8" GUY

1: PRI 10 RISER

1: CUTOUT, LA, 50A QA FUSE

SWITCH# XA5133

1: 100' #1/0 AXNJ UG PRI

FILED AND RECORDED

Official Public Records

Judge James W. Fuhrmeister, Probate Judge,

County Clerk

Shelby County, AL

08/06/2018 04:0600 PM

S21.50 CHERRY

20180806000279760

N

E

S

W