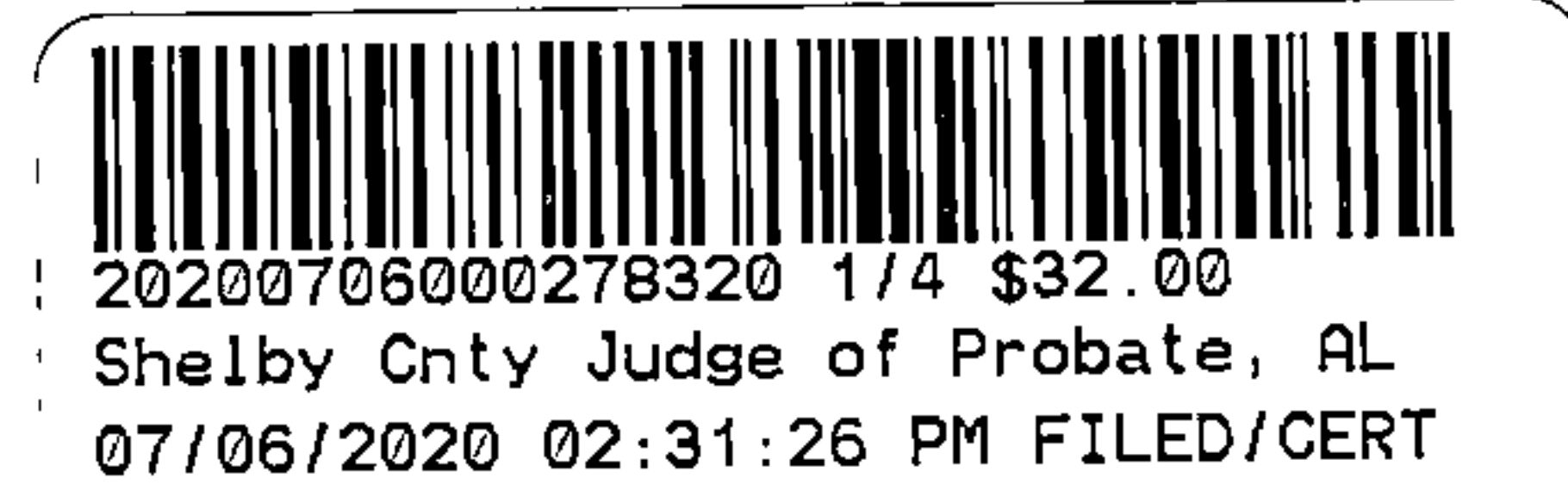


THIS INSTRUMENT PREPARED  
Matt Lackey  
Sain Associates Inc.

STATE OF ALABAMA  
COUNTY OF SHELBY

DATE: 04/04/2020  
TRACT NO. 8



### DEED FOR PERMANENT DRAINAGE EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of 0 dollar(s) cash in hand paid the receipt whereof is hereby acknowledged, I (we), the undersigned grantor(s) Ginger Johnston Roe and Millard Neal Roe have this day bargained and by these presents do hereby grant, bargain, convey, transfer, and deliver unto the City of Helena a permanent easement and right of way for the following purposes, to-wit: The right to enter upon the hereinafter described land and to grade, level, fill, and drain, such bridges, culverts, ramps, and cuts as may be necessary, on, over and across the ground embraced within the boundaries of a tract or parcel of my (our) land situated in the County of Shelby, State of Alabama.

The easement and right of way hereby granted is more particularly located and described as follows, to-wit: And as shown on the right-of-way map of record with the City of Helena, Alabama as an aid to persons and entities interested therein and as shown on the Property Plat attached hereto and made a part hereof:

#### PERMANENT DRAINAGE EASEMENT

##### PERMANENT DRAINAGE EASEMENT NO. 1 OF 1:

A part of the SE ¼ of the NE ¼ of Section 21, T-20-S, R-03-W, in Shelby County, Alabama , identified as Tract No. 8 and being more fully described as follows:

COMMENCE at a 1/2" Rebar Found at the Southwest Corner of the Southeast Quarter of Northeast Quarter of Section 21, Township 20S, Range 03W;

thence run North 00° 04' 42" East for a distance of 1104.65 feet;

thence run South 89° 55' 18" East for a distance of 801.97 feet to a point on the Southeast Right-of-Way of Helena Road and the

POINT OF BEGINNING of the following described Permanent Drainage Easement;

thence run North 38° 07' 13" East along the Southeast Right-of-Way of Helena Road for a distance of 40.31 feet;

thence leaving the Southeast Right-of-Way of Helena Road run South 12° 18' 05" East for a distance of 23.26 feet;

thence run South 37° 32' 33" West for a distance of 25.46 feet;

thence run North 51° 58' 35" West for a distance of 18.18 feet;

said Permanent Drainage Easement containing 0.01 acres more or less.

*To have and to hold, the said easement, unto the City of Helena and unto its successors and assigns. And the said grantor(s) hereby covenant(s) with the City of Helena that I (we) am (are) lawfully seized and possessed of the afore-described tract or parcel of land; that I (we) have a good and lawful right to convey it; that it is free from all encumbrances; and that I (we) will warrant and forever defend the title and quiet possession thereto against the lawful claims of all persons whomsoever.*

*As a further consideration for the payment of the price above stated, I (we) hereby release the City of Helena, its employees and officials, from all claims for damage, from whatsoever cause, present or prospective, incidental or consequential, to the exercise of any of the rights herein granted.*

*The grantor hereby grants permission, with right of ingress and egress, to grantor's adjoining property at any time during construction period of project for purpose of moving grantor's buildings and/or structures from the above described right of way.*

*In witness I (we) have hereunto set my (our) hand(s) and seal(s) this the 21 day of May, 2020*

*William J. Re* (LS)

(LS)

(LS)



20200706000278320 2/4 \$32.00  
Shelby Cnty Judge of Probate, AL  
07/06/2020 02:31:26 PM FILED/CERT

ACKNOWLEDGMENT

STATE OF ALABAMA

COUNTY OF Shelby,

I, Amanda C. Haypink, a Notary Public, in and for said County  
in said State, hereby certify that Millard Neal Roe,  
whose name(s) 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 this conveyance,  
he executed the same  
voluntarily on the day the same bears date.

Given under my hand and official seal this 21 day of  
May 2020.

Amanda C Haypink  
NOTARY PUBLIC

My Commission Expires  
12/08/2020

ACKNOWLEDGMENT FOR CORPORATION

STATE OF ALABAMA

\_\_\_\_\_ County

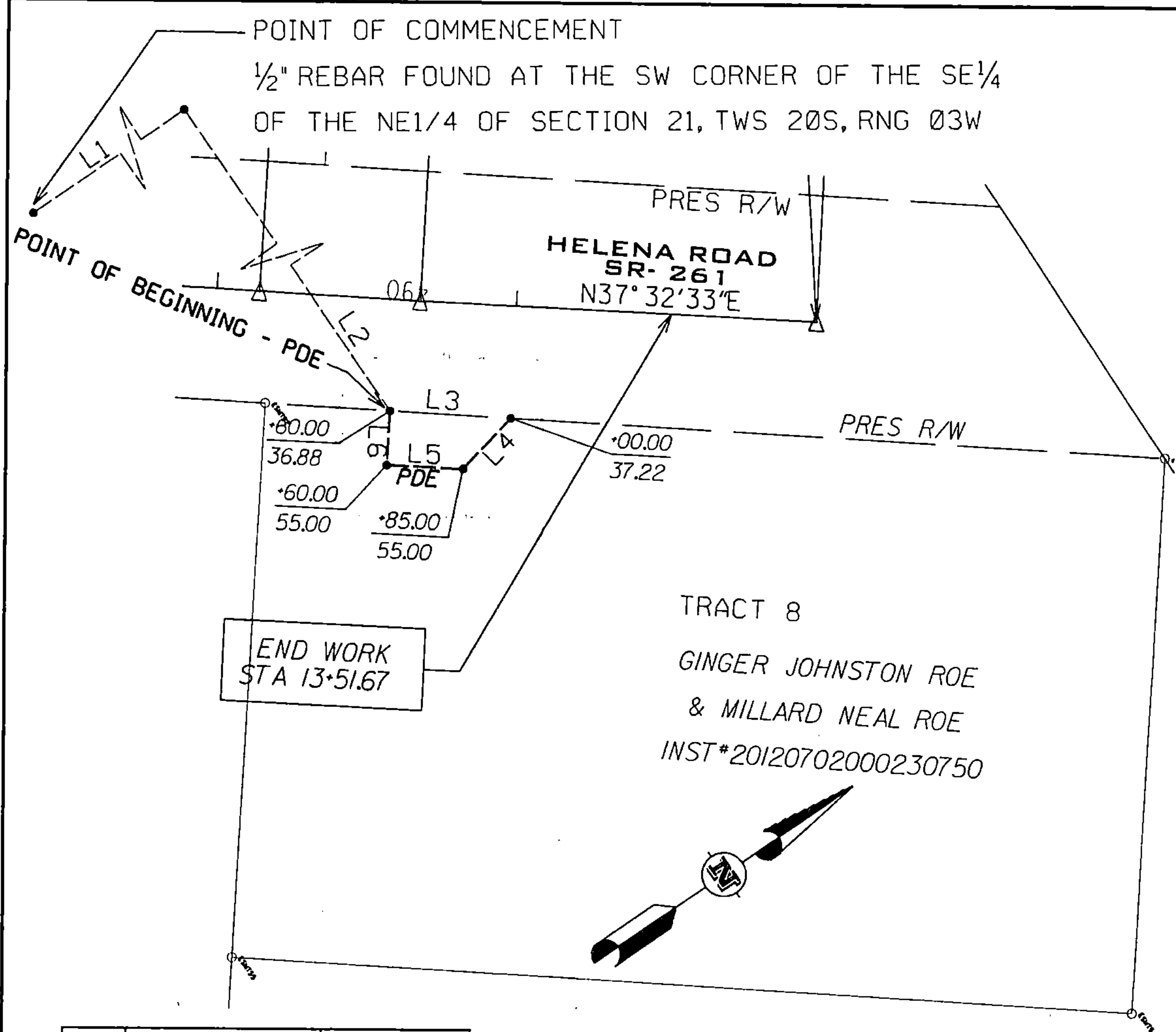
I, \_\_\_\_\_, a \_\_\_\_\_ in and for  
said \_\_\_\_\_ County, in said \_\_\_\_\_ State, hereby certify that  
\_\_\_\_\_ whose name as  
\_\_\_\_\_ of the \_\_\_\_\_ Company, a  
corporation, is signed to the foregoing conveyance, and who is known to me,  
acknowledged before me on this day that, being informed of the contents of  
this conveyance, he, as such officer and with full authority, executed the  
same voluntarily for and as the act of said corporation.

Given under my hand this \_\_\_\_\_ day of \_\_\_\_\_, A.D.  
20\_\_\_\_.

\_\_\_\_\_  
Official Title

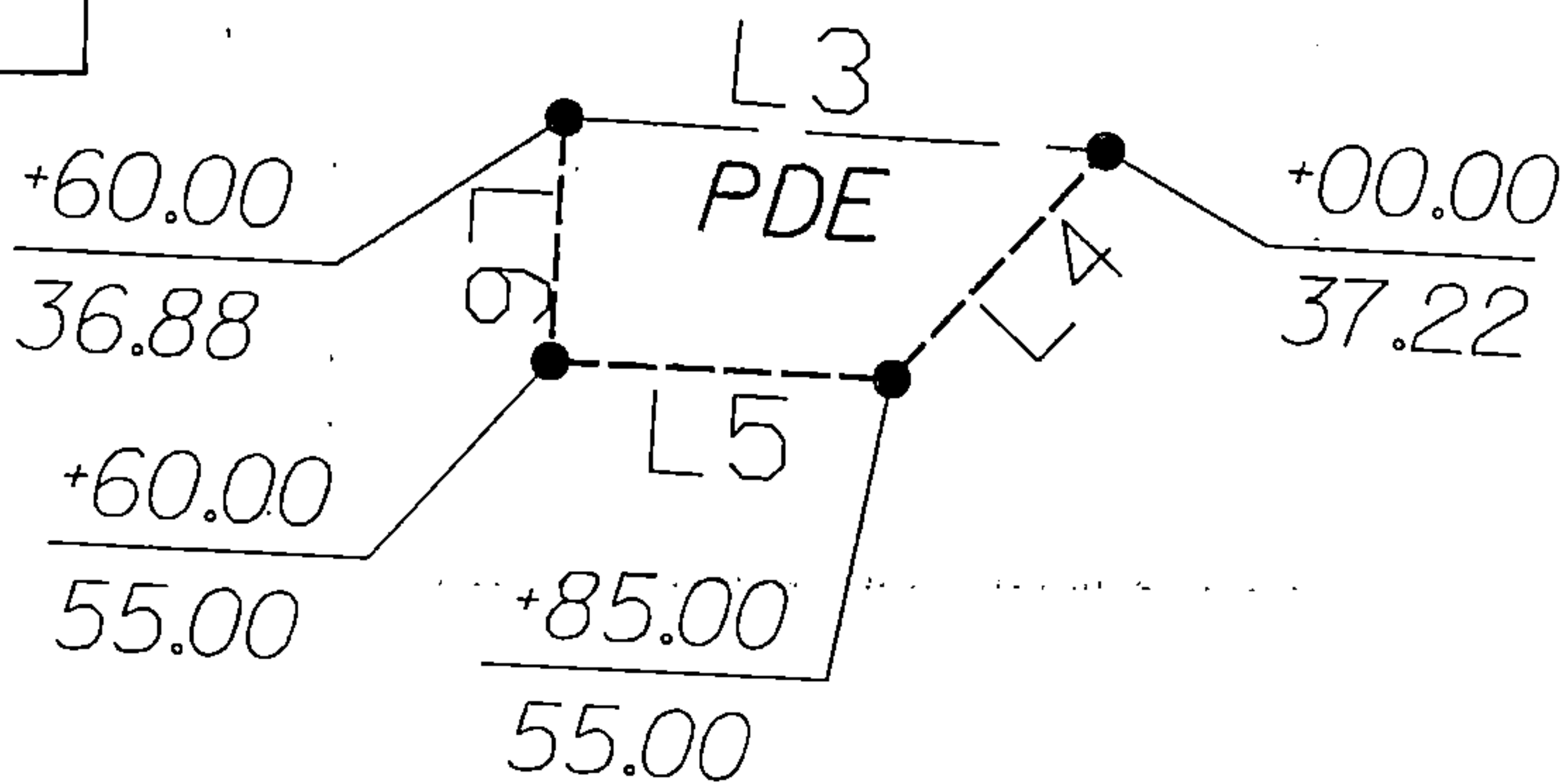


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Shelby Cnty Judge of Probate, AL  
07/06/2020 02:31:26 PM FILED/CERT



LINE	BEARING	DISTANCE
L1	N 00° 04' 42" E	1,104.65
L2	S 89° 55' 18" E	801.97
L3	N 38° 07' 13" E	40.31
L4	S 12° 18' 05" E	23.26
L5	S 37° 32' 33" W	25.46
L6	N 51° 58' 35" W	18.18

DETAIL NOT TO SCALE



TRACT NO. 8

OWNER: GINGER JOHNSTON ROE - ETAL  
 TOTAL AREA: 1.27 ACRES  
 R/W REQUIRED: 0.00 ACRES  
 PDE: 0.01 ACRES

PROJECT NO.: 19-0183  
 COUNTY: SHELBY  
 SCALE: 1:50  
 DATE: 04/07/2020  
 REVISED: 04/22/2020

