

1732  
PRIVATE EASEMENT FOR INGRESS AND EGRESS

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, Stoney Ridge Development Corporation, a corporation, (hereinafter called Grantor), is the owner of Lot 3, according to the survey of Hamlet, Third Sector, as recorded in Map Book 8, Page 130, in the Probate Office of Shelby County, Alabama; and

WHEREAS, John M. Ford and Kathy L. Ford, (hereinafter called Grantees) are the owners of a parcel of land which is contiguous to the above described parcel, and further described as:

Lot 2, according to the survey of Hamlet, Third Sector, as recorded in Map Book 8, Page 130 in the Probate Office of Shelby County, Alabama.

WHEREAS, Grantor is desirous of granting and establishing to Grantees an easement for use as a private easement for ingress and egress for the Grantees hereto, their heirs, successors and assigns, over and across the property described below.

NOW THEREFORE, in consideration of One Dollar and Other Good and Valuable Consideration, the receipt of which is hereby acknowledged, the undersigned Grantor, Stoney Ridge Development Corporation, a corporation, hereby grants to John M Ford and Kathy L. Ford, Grantees, their successors and assigns, a private easement for ingress and egress, for said Grantees, their successors and assigns, on over and across the following described property situated in Shelby County, Alabama, to-wit:

Part of Lot 3, Hamlet 3rd Sector, a map of which is recorded in Map Book 8, Page 130, in the Probate Office of Shelby County, Alabama, being more particularly described as follows: Begin at the northwesterly corner of said Lot 2 and run easterly along the northerly line of said lot a distance of 97.07 feet to the northeasterly corner of said Lot 2; then turn an angle of 90° 00'26" to the right and run in a southerly direction along the easterly line of said Lot 2 for a distance of 2.5 feet; then turn an angle of 88°13'50" to the right and run in a westerly direction a distance of 96.53 feet to the westerly line of said lot; then turn an angle of 85°44'30" to the right and run 5.5 feet, along said westerly line of said lot and along the easterly right-of-way line of 12th Street, N.W. to the point of beginning.

By acceptance and recordation of this easement, Grantees agree to save Stoney Ridge Development Corporation, a corporation, its successors and assigns, harmless from any and all liability, personal or otherwise which might result from the use of this easement.

✓ LAMAR HAM  
ATTORNEY AT LAW  
3512 OLD MONTGOMERY HWY.  
BIRMINGHAM, ALABAMA 35209

BOOK 351 PAGE 160

To Have and To Hold, the same to the said Grantees and their heirs, executors and assigns forever.

IN WITNESS WHEREOF, the said Grantor, Stoney Ridge Development Corporation, a corporation, by its President, Harold Walker, who is authorized to execute this conveyance, has hereto set its signature and seal this 1st day of November, 1983.

STONEY RIDGE DEVELOPMENT CORPORATION,  
a corporation

BY: Harold Walker  
Harold Walker, President

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that Harold Walker, whose name as President of Stoney Ridge Development Corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of the said corporation.

Given under my hand and official seal, this the 1st day of November, 1983.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1983 NOV -4 AM 8:56

Thomas A. [Signature]  
NOTARY PUBLIC

[Signature]  
Notary Public

My Commission Expires November 9, 1985

Deed Tax .50  
Rec 3.00  
Ind 1.00  
4.50