

1149
GRANT OF EASEMENT

STATE OF ALABAMA)
JEFFERSON COUNTY)

THIS INDENTURE made this the 16th day of January, 1985,
by and between SOUTH CENTRAL BELL TELEPHONE COMPANY, a Georgia
Corporation, Grantor; and JOHNNY W. DAVIS, Grantee.

WHEREAS, Grantee is the owner of that certain real property
more particularly described as follows:

Commence at the Southeast corner of Section 31, Township
18 South, Range 1 West Shelby County, Alabama and run
Westerly along the South line of said Section 31 a
distance of 500.0 feet to the point of beginning of the
property being described, Thence continue along last
described course a distance of 300.0 feet to a point by
a steel pin, Thence turn an angle of 90 degrees 37
minutes 00 seconds to the right and run Northerly a
distance of 800.0 feet to a point marked by a steel pin,
Thence turn an angle of 89 degrees 23 minutes 00 seconds
to the right and run Easterly a distance of 300.0 feet
to a point marked by a steel pin, Thence turn an angle
of 90 degrees 37 minutes 00 seconds to the right and run
Southerly a distance of 800.0 feet to the point of
beginning. Hereafter referred to as Parcel "A".

; and

WHEREAS, Grantee's property does not abut a public road and
Grantee has no access to any public road; and

WHEREAS, Grantor is the owner of certain real property
contiguous to Parcel "A" and across which the Grantor desires to
grant an easement to Grantee as hereinafter described;

NOW, THEREFORE, WITNESSETH:

For and in consideration of the sum of One and No/100 (\$1.00)
Dollar paid by Grantee to Grantor, receipt of which is hereby
acknowledged, and other good and valuable consideration, the
Grantor hereby sells, transfers, grants and conveys to the Grantee
a non-exclusive easement along Grantor's property for the purpose
of ingress and egress to and from Parcel "A", more particularly
described as follows:

Commence at the Southeast corner of Section 31, Township
18 South, Range 1 West, Shelby County, Alabama and run
thence Westerly along the South line of said Section 31
a distance of 800.0 feet to a point, Thence turn an

angle of 90 degrees 37 minutes 00 seconds to the right and run Northerly a distance of 800.00 feet to a point, Thence turn an angle of 89 degrees 23 minutes to the right and run Easterly a distance of 21.38 feet to the centerline point of beginning of the easement being described, Thence turn an angle of 89 degrees 23 minutes to the left and run a distance of 102.91 feet to the beginning (on centerline) of a paved private driveway, Thence continue along last described course a distance of 108.00 feet to the P.C. (point of curvature) of a curve to the right having a central angle of 90 degrees 00 minutes and a radius of 130.00 feet, Thence continue along arc of said driveway curve on centerline of same an arc distance of 204.20 feet to the P.R.C. (Point on reverse curve) on a driveway curve to the left having a central angle of 90 degrees 00 minutes and a radius of 45.00 feet, Thence continue along arc of said driveway curve an arc distance of 70.69 feet to the centerline end of easement on the South right of way line of Highway Number 280. The width of just described easement is undetermined however the width of existing driveway is 26.00 feet back of curb to back of curb.

This said easement shall run with the land and be co-existent with Parcel "A" described hereinabove.

To have and to hold to said Grantee, his heirs and assigns forever.

IN WITNESS WHEREOF, we have hereto set our hands and seals this the 17th day of January, 1985.

SOUTH CENTRAL BELL TELEPHONE COMPANY, a Georgia Corporation

By: Carlton Baker
CARLTON BAKER
Its Vice President - Alabama

Jayce Shaw
WITNESS

[Signature]
WITNESS

Johnny W. Davis
JOHNNY W. DAVIS

STATE OF ALABAMA
COUNTY OF []
1985 JAN 23 4:18:28

RECORDED FEES
Mortgage Tax \$ 0.00
Deed Tax \$ 0.00
District Tax \$ 0.00
Recording Fee \$ 1.00
Index Fee \$ 0.00
TOTAL \$ 6.50