

1473
GRANT OF EASEMENT

STATE OF ALABAMA)

COUNTY OF SHELBY)

For and in consideration of One Dollar (\$1.00) to the undersigned Grantor, in hand paid by the Grantee herein, the receipt of which is hereby acknowledged the undersigned, William M. Knighten and wife Barbara Ann Knighten hereinafter referred to as the "Knightens" do hereby grant and dedicate to John Dawkins and wife Vicki Dawkins, hereinafter referred to as the "Dawkins" and their respective successors and assigns a non-exclusive roadway easement for ingress, egress and the installation of utilities on and along a strip of land 60 feet in width more particularly described as follows;

From the S.E. corner of the N.E. 1/4 of the N.W. 1/4 of Section 36, T-18-S, R-2-W run north along the east boundary of said 1/4-1/4 a distance of 60.04' to the point of beginning; thence, thence left 92°-02' a distance of 35.89 feet; thence, along a curve to the left whose radius is 880.67 feet a distance of 13.16 feet to the point of tangency of said curve; thence, continue along the projected tangent of said curve a distance of 47.12 feet; thence left 95°-39'-01" a distance of 592.47 feet; thence left 91°-07' a distance of 60.01 feet; thence left 88°-53' a distance of 550.38 feet to the point of beginning.

"Dawkins" may at their expense pave or otherwise improve all or any part of said roadway easement in accordance with the specifications of Shelby County, Alabama, and at any time cause said roadway easement to be dedicated as a public roadway. The "Knightens" further covenant that they or their respective successors or assigns in title will join in and execute the necessary documents to effect said dedication. Nothing granted herein shall in any way prevent the "Knightens" or their successors or assigns in title from having the full non-exclusive use and privilege of said described roadway easement for ingress, egress and the installation of utilities or improving and dedicating same as a public roadway.

Mc DAVID Real Estate

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IN WITNESS WHEREOF, the undersigned owners have hereunto
set their hands and seals this 24 day of MAY, 1985.

William M. Knighten
William M. Knighten

Barbara Ann Knighten
Barbara Ann Knighten

Vicki Hays Dawkins
Vicki Hays Dawkins

John Dawkins
John Dawkins

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, in and for said
County, in said State, hereby certify that William M.
Knighten and Barbara Ann Knighten, whose names are signed to
the foregoing instruments, and who are known to me,
acknowledged before me that on this day that, being informed
of the contents of the conveyance, they executed the same
voluntarily on the day the same bears date.

Given under my hand and official seal, this 24TH
day MAY of 1985.

William L. McDaniel
Notary Public

My commission expires 5/27/88

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, in and for said
County, in said State, hereby certify that Vicki Hays
Dawkins and John Dawkins, whose names are signed to the
foregoing instrument, and who are known to me, acknowledged
before me on this day that, being informed of the contents
of the conveyance, they executed the same voluntarily on the
day the same bears date.

Given under my hand and seal, this 24TH
day MAY of 1985.

William L. McDaniel
Notary Public

My commission expires 5/27/88

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

1985 MAY 29 PM 3:47

JUDGE OF PROBATE

RECORDING FEES
Recording Fee \$ 5.00
Index Fee 1.00
TOTAL \$ 6.50