

1687

NOTICE OF LIS PENDENS

CITY OF PELHAM, ALABAMA,
a municipal corporation, and
THE GOVERNMENTAL UTILITY
SERVICES CORPORATION OF THE
CITY OF PELHAM, a corporation,

Plaintiffs,

vs.

JAMES JACKSON, ET AL,

Defendants.

IN THE PROBATE COURT

OF SHELBY COUNTY, ALABAMA

CASE NO. 26-244

TO THE HON. THOMAS A. SNOWDEN, JR., JUDGE OF PROBATE OF
SHELBY COUNTY, ALABAMA:

Come now the City of Pelham, Alabama, a municipal corporation, and The Governmental Utility Services Corporation of the City of Pelham, a corporation, by their attorney, and file herewith notice to all persons concerned that on the 19 day of JUNE, 1987, condemnation proceedings were commenced in the Probate Court of Shelby County, Alabama, whereby said City of Pelham, Alabama, a municipal corporation, and The Governmental Utility Services Corporation of the City of Pelham, a corporation, seek to obtain certain public rights of way and other rights, and said proceedings are now pending.

The names of the property owners concerned together with the property sought to be condemned is as set forth below:

Shown on Exhibit One attached hereto and made part and parcel hereof as fully as if set out herein.

Description of above property is taken from right of way map of said project on file in the City Hall of City of Pelham, Alabama, and in the Office of the Probate Judge of Shelby County, Alabama.

The title of the action and the case number thereof are as hereinabove designated.

CITY OF PELHAM, ALABAMA,
a municipal corporation, and
THE GOVERNMENTAL UTILITY
SERVICES CORPORATION OF THE
CITY OF PELHAM, a corporation

By [Signature]
Attorney for said Plaintiffs

STATE OF ALABAMA

SHELBY COUNTY

IN THE PROBATE COURT OF SHELBY COUNTY, ALABAMA

I hereby certify that the within Lis Pendens was filed in this office for record on the 19TH day of JUNE, 1987, at 10:36 o'clock A.m. and duly recorded in Real Book 136 at Page 655, and examined.

[Signature]
Judge of Probate

BOOK 136 PAGE 655

EXHIBIT "A"

PARCEL ONE:

Owner: James Jackson and Mrs. James Jackson

Any part of the Mr. and Mrs. James Jackson property located in Lot 13, Block 1, 2nd Sector, Cahaba Valley Estates, in the City of Pelham, Shelby County, Alabama, that lies within the bounds of the following described proposed easements:

A 15 foot wide permanent easement described as follows:

A fifteen foot wide strip of land along the Westerly property line of subject Lot 13 for use as a permanent easement for proposed sanitary sewer line described as follows:

Commence at the Northwest corner of subject Lot 13, Block 1, Cahaba Valley Estates, Second Sector as recorded in map book 5 page 93 in the Office of the Judge of Probate of Shelby County, Alabama and run thence Southerly along the said West property line of said lot 13 a distance of 20.17' to the point of beginning of easement being described, Thence continue along last described course along same said property line, a distance of 47.24' to a point on the Easterly line of proposed easement, Thence run Northeasterly 7.50' West of and parallel with the said Westerly property line of said lot 13 a distance of 66.35' to a point on the South line of an existing 10.0' easement, Thence run Westerly 10.0' South of and parallel with the North property line of same said lot 13 and along the same said Southerly line of same said existing easement a distance of 15.42' to a point, Thence run Southeasterly a distance of 10.92' to the point of beginning.

Any part of the following described property that constitutes a 10 foot wide temporary easement for use by the contractors in constructing a sanitary sewer line and related appurtenances.

Begin at the Southwest corner of subject Lot 13, Block 1, Cahaba Valley Estates, Second Sector, as recorded in map book 5, page 93, in the Office of the Judge of Probate of Shelby County, Alabama and run thence Northeasterly 17.50' East of and parallel with the Westerly property line of said lot 13 a distance of 96.22' to a point on the South line of an existing 10.' existing easement, Thence run Southwesterly along said South line of said existing easement a distance of 10.36' to a point, Thence run Southwesterly 7.50' East of and parallel with the same said Westerly property line of subject lot 13 a distance of 66.35' to a point on said Westerly property line, Thence run Southerly along said property line 31.50' to the point of beginning.

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PARCEL TWO:

Owner: Patsy Frost

Any part of the Patsy Frost property located in Lot 4, Block 3, 2nd Sector, Cahaba Valley Estates, in the City of Pelham, Shelby County, Alabama that lies within the bounds of the following described proposed easements:

DESCRIPTION OF 15 FOOT WIDE PERMANENT EASEMENT

A fifteen (15.') wide strip of land across Lot 4, Block 3, of Cahaba Valley Estates, Second Sector as recorded in map book 5 page 93 in the Office of the Judge of Probate of Shelby County, Alabama being seven and one half feet (7.50') on either side of the following described centerline of proposed sanitary sewer line.

Commence at a point on the East property line of subject lot 4 that is 112.75 South and along the East property line from the Northeast corner of subject lot 4 and the point of beginning, on centerline, of easement being described, Thence run West-Northwesterly at an angle of 96°-56'-37" measured interiorly from the said Northeast corner of said lot 4, a distance of 48.71 to a point that represents a future manhole, Thence turn a deflection angle of 24°-11'-59" to the Right and run Northwesterly a distance of 63.60 to the West property line of said Lot 4 and the end of required easement.

Any part of the following described property that constitutes a 10 foot temporary easement for use by the contractors in constructing a sanitary sewer line and related appurtenances.

DESCRIPTION OF 10 FOOT TEMPORARY, WORKING, EASEMENT.

A ten foot (10.') wide strip of land across Lot 4, Block 3, Cahaba Valley Estates, Second Sector as recorded in map book 5 page 92 in the Office of the Judge of Probate of Shelby County, Alabama for the purpose of construction of a sanitary sewer line. Subject strip of land is for use only during the construction of proposed sewer line and no permanent use is intended or implied and contractor of subject sanitary sewer line shall conform to the sewer specifications of the City of Pelham, Alabama in restoring the subject temporary easement as stipulated in said specifications, the description of said subject temporary easement being as follows:

A ten foot (10.') wide strip of land immediately South of and along and contiguous with the Southernmost line of the just described permanent easement, to being at the East property line of subject lot 4 and to end at the West property line of same said lot 4.

BOOK 136 PAGE 657
PARCEL THREE:

Owner: Dr. A. C. Young and Mrs. A. C. Young

Any part of the Dr. and Mrs. A. C. Young property (23.8 acres), pt. NW $\frac{1}{4}$, NE $\frac{1}{4}$, Sec. 14, Tp 20 S, Range 3 W, Shelby County, Alabama in the City of Pelham, Shelby County, Alabama, that lies within the bounds of the following described proposed easements:

A strip of land 30 feet wide, 15.' on either side of the following described centerline.

Begin at a point on the West margin of _____ a distance of 45.09' North-east of and along the Easterly property line of the Young property from the Southeastern property corner of subject property and run thence S 84°-30'-46" W a distance of 186.56' to the center of an existing manhole on subject sanitary sewer, Thence run S 84°-30'-45" W a distance of 212.88' to the center of an existing manhole, Thence run S 81°-25'-30" W a distance of 159.84' to the center of an existing manhole, Thence run S 86°-43'-27" W a distance of 273.30' to the center of an existing manhole, Thence run N 89°-58'-40" W a distance of 159.09' to the center of an existing manhole, Thence run N 88°-45'-16" W a distance of 198.01' to a point on the centerline of subject sanitary sewer 10.' West of the end of the sewer line and the end of proposed easement.

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

1987 JUN 19 AM 10:36

Thomas P. Snowden, Jr.
JUDGE OF PROBATE

RECORDING FEES	
Recording Fee	\$ <u>750</u>
Index Fee	<u>100</u>
TOTAL	\$ <u>850</u>