

1978

THIS INSTRUMENT PREPARED BY: Jada Rene Hilyer
The Harbert-Equitable Joint Venture
Post Office Box 1297
Birmingham, Alabama 35201

STATE OF ALABAMA)
)
COUNTY OF SHELBY) UTILITY EASEMENTS

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of Ten and No/100th Dollars (\$10.00) cash in hand paid by THE CITY OF HOOVER, Alabama, a municipal corporation, to the undersigned, NATTER PROPERTIES, INCORPORATED, a corporation (herein "GRANTOR"), the receipt of which is hereby acknowledged, the GRANTOR does hereby grant unto THE CITY OF HOOVER, Alabama, and its successors and assigns (herein "GRANTEE"), easements for underground utility lines, access road and storm sewer pipe, said easements being situated in Shelby County, Alabama, and being described as follows:

An easement situated in the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 35, Township 19 South, Range 3 West, Shelby County, Alabama, being part of Lot 2435, Riverchase Country Club 24th Addition, as recorded in Map Book 10, Page 64, in the Office of the Judge of Probate, Shelby County, Alabama, being more particularly described as follows:

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From the northeast corner of said Lot 2435, Riverchase Country Club 24th Addition, run in a southerly direction along the east line of said Lot 2435, Riverchase Country Club 24th addition, for a distance of 71.89 feet to an existing iron pin, also being the point of beginning; thence continue along last mentioned course for a distance of 23.68 feet; thence turn an angle to the right 62°00'36" and run in a southwesterly direction along the southeasterly line of said Lot 2435 Riverchase Country Club 24th Addition, for a distance of 58.94 feet to an existing iron pin; thence turn an angle to the right of 163°23' and run in a northeasterly direction for a distance of 73.11 feet, more or less, to the point of beginning.

For the consideration aforesaid, the GRANTOR hereby grants unto the GRANTEE the right and privilege of perpetual use of said easements for such utility purposes, together with all rights and privileges necessary and convenient for the full use and enjoyment thereof, including the right of ingress to and egress from said easements and the right to cut and keep clear all trees, undergrowth and other obstructions on said easements when deemed reasonably necessary for the avoidance of danger, damage or interference with said utility use of said parcels.

GRANTEE shall hold the easements set forth above subject to the Declaration of Protective Covenants, Agreements, Easements, Charges and Liens for Riverchase (Residential), recorded in Miscellaneous Book 14, beginning at page 536, in the Office of the Judge of Probate of Shelby County, Alabama,

Natter Prop.
2025 - Buena Vista Dr.
Birmingham AL 35216

as amended in Miscellaneous Book 17, beginning at page 550, in the Office of the Judge of Probate of Shelby County, Alabama.

TO HAVE AND TO HOLD unto the said The City of Hoover, its successors and assigns forever.

IN WITNESS WHEREOF, the GRANTOR has caused this instrument to be executed as of this 2ND day of March, 1988.

NATTER PROPERTIES, INCORPORATED

WITNESS:

By: Patrick J. Natter
its Vice-President

By: [Signature]
Its

STATE OF ALABAMA)
COUNTY OF Shelby)

I, Jada Rene Helgen, a Notary Public in and for said County in said State, hereby certify that Patrick J. Natter, whose name as Vice-President of NATTER PROPERTIES, INCORPORATED acknowledged before me on this day that, being informed of the contents of the instrument, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation as Vice-President of Natter Properties, Incorporated.

Given under my hand this the 2nd day of March, 1988.

Jada Rene Helgen
Notary Public

My commission expires: Oct. 5, 1989

1. Deed Tax	\$ <u>50</u>
2. Mig. Tax	<u> </u>
3. Recording Fee	<u>500</u>
4. Indexing Fee	<u>100</u>
TOTAL	<u>650</u>

STATE OF ALA. SHELBY CO.
I CERTIFY THAT
NOTARIAL PUBLIC
88 MAR 28 AM 11:53

[Signature]
JUDGE OF PROBATE

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