

276

STATE OF ALABAMA)
SHELBY COUNTY)

E A S E M E N T

I, LESTER C. WYATT, for and in consideration of the sum of ONE AND NO/100 DOLLAR (\$1.00), to me in hand paid by ANTHONY S. SERIO and LAWRENCE L. SERIO, JR., the receipt whereof is acknowledged, do hereby grant to the said Anthony S. Serio and Lawrence L. Serio, Jr., their successors, assigns, heirs and transferees, the right to construct, operate and maintain a septic tank system to service the improvements located at and known as 2055 Montgomery Highway and all the appurtenant parts thereto and necessary in connection therewith for waste disposal, over and across the following described lands situated in Shelby County, Alabama:

Commence at the Northeast corner of the SW 1/4 of the NW 1/4 of Section 31, Township 19 South, Range 2 West; thence in an Easterly direction a distance of 452.73 feet; thence 86 degrees 31 minutes 40 seconds right in a Southerly direction a distance of 1321.78 feet; thence 47 degrees 06 minutes right in a Southwesterly direction a distance of 250.20 feet, said point being the approximate center line of an existing road; thence 100 degrees 04 minutes 45 seconds left in a Southeasterly direction along said approximate center line a distance of 80.05 feet to the point of beginning; thence 128 degrees 01 minutes 30 seconds right in a Westerly direction a distance of 185.34 feet; thence 142 degrees right in a

BOOK 345 PAGE 402

Jingle Sexton

Northeasterly direction a distance of 146 feet, said point being the approximate center line of an existing road; thence 89 degrees 58 minutes 30 seconds right in a Southeasterly direction along said approximate center line a distance of 114.11 feet to the point of beginning.

In the event it becomes necessary or desirable for Anthony S. Serio or Lawrence L. Serio, Jr. to move, enlarge, modify or repair said septic tank system or any appurtenant parts thereto or necessary in connection therewith, the said Anthony S. Serio and Lawrence L. Serio, Jr. are hereby granted the right to do whatever is reasonably necessary in connection therewith on the lands of Grantors hereinabove described.

I further grant unto them all of the rights and privileges necessary and convenient for the full enjoyment of use thereof, including the right of ingress and egress to and from said system, the right to fully maintain said system, the right to cut and keep clear all trees, and the right to keep clear other obstructions, that may injure or endanger said system.

Said easement is granted so long as there exists a use for said system or until Grantees, their successors, heirs, assigns or transferees attach to the existing sewer system.

TO HAVE AND TO HOLD the same to the said Anthony S. Serio and Lawrence L. Serio, Jr., their successors, heirs,

assigns and transferees forever.

IN WITNESS WHEREOF, I, LESTER C. WYATT, have hereunto
set my hand and seal this 30 day of May, 1991.

Lester C. Wyatt
LESTER C. WYATT

WITNESS:

William S. [Signature]

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and
for said County, in said State, hereby certify that Lester
C. Wyatt, whose name is signed to the foregoing Release and
who is known to me, acknowledged before me on this day,
that, being informed of the contents of the Easement, he
executed the same voluntarily on the day the same bears
date.

Given under my hand and official seal this the 30 day
of May, 1991.

Sarah Frances Clement
NOTARY PUBLIC
my Commission Expires: 9/2/91

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

91 MAY 31 PH 4:36

Thomas H. Snowden, Jr.
JUDGE OF PROBATE

1. Head Tax	.50
2. [unclear]	7.50
3. [unclear]	3.00
4. [unclear]	1.00
5. [unclear]	1.00
Total	12.00