

PRIVATE EASEMENT FOR INGRESS AND EGRESS

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, Lee Edward Knight & wife, Moyra E. Knight (hereinafter called Grantors), are the owners of real estate in Shelby County, Alabama, over which the easement described below shall cross; and,

WHEREAS, Diane K. Russell, (hereinafter called Grantee) is the owner of a parcel of land which is contiguous to the above described parcel and further described on attached Exhibit "A".

WHEREAS, Grantors are desirous of granting and establishing to Grantees an easement for use as a private easement for ingress and egress for the Grantees hereto, her heirs and assigns, over and across the property described below;

NOW, THEREFORE, in consideration of one Dollar and Other Good and Valuable Consideration, the receipt of which is hereby acknowledged, the undersigned Grantors, Lee Edward Knight & wife, Moyra E. Knight, hereby grants, bargains, sells and conveys to Diane K. Russell, Grantee, her heirs and assigns, a private easement for ingress and egress, on, over and across the following described property situated in Shelby County, Alabama, to-wit:

A 15 foot easement located in the North 1/2 of the South 2/3 of the West 1/3 of the North 1/2 of the NE 1/4 of the SW 1/4 of Section 5, Township 19 South, Range 1 West, Shelby County, Alabama; the centerline of said easement being more particularly described as follows:

Commence at the Northwest Corner of the NE 1/4 of the SW 1/4 of said Section 5; thence run South along the West 1/4 line a distance of 219.18 feet; thence left 90° 46' 50" a distance of 145.47 feet to the point of beginning; thence right 88° 30' 57" a distance of 9.45 feet; thence right 10° 49' 01" a distance of 132.72 feet; thence left 10° 14' 41" a distance of 46.37 feet; thence left 35° 45' 09" a distance of 40.47 feet to the point of beginning.

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SHELBY COUNTY JUDGE OF PROBATE
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By acceptance and recordation of this easement, Grantee agrees to save Grantors, their heirs and assigns, harmless from any and all liability, personal or otherwise which might result from the use of this easement.

It is further understood and agreed that the grantee herein shall assume and agree to pay all the costs of maintaining the said Easement hereby created.

This agreement shall be covenant running with the land and shall be binding upon the present and subsequent owners of said respective properties.

TO HAVE AND TO HOLD, the same to the said Grantee, her heirs and assigns forever.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 21 day of October, 1992.

Lee Edward Knight
Lee Edward Knight
Moyra E. Knight
Moyra E. Knight

STATE OF Georgia
Cobb COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lee Edward Knight & wife, Moyra E. Knight, whose name(s) are signed to the foregoing conveyance, 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.

Dated this the 21 day of October, 1992.

Larry Halverson

LINDA H. BRYANT
Notary Public, Cobb County, Georgia
My Commission Expires April 14, 1994

Linda H. Bryant
Notary Public (Seal)

EXHIBIT "A"

A parcel of land described as the North one third of the West one third of the N 1/2 of NE 1/4 of SW 1/4 of Section 5, Township 19 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Northwest Corner of the NE 1/4 of the SW 1/4 of said Section 5, also being the Point of Beginning; thence run South a distance of 219.18 feet along the West Quarter line; thence left 90° 46' 50" a distance of 446.53 feet, thence left 89° 08' 00" a distance of 219.43 feet to the North line of said 1/4 - 1/4; thence left 90° 53' 53" a distance of 446.86 feet to the point of beginning.

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