

SEND TAX NOTICE TO:

Shelby County Commission  
P. O. Box 467  
Columbiana, AL 35051  
(Tax Exempt)

THIS INSTRUMENT WAS PREPARED BY  
WALLACE, ELLIS, FOWLER & HEAD  
P. O. BOX 587  
COLUMBIANA, ALABAMA 35051

WARRANTY DEED

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100 (\$1.00) \*Dollars and other good and valuable consideration to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, I, S. Darryl Bailey, an unmarried man, (herein after referred to as grantor), grant, bargain, sell and convey unto Shelby County, Alabama (herein referred to as grantee), the following described real estate and or interests therein, situated in Shelby County, Alabama, to-wit:

A permanent and perpetual easement for ingress and egress, over and along the following described property:

Commence at the SW corner of the NE 1/4 of the SW 1/4, Section 16, Township 19 South, Range 1 West; thence N. 89 deg.-57'-26" E a distance of 41.98'; thence N 3 Deg.-07'-27" E a distance of 344.01'; thence N 20 Deg.-04'-36" E a distance of 109.16' to the POINT OF BEGINNING of the easement herein described; thence S 63 Deg.-25'-25" E a distance of 84.26'; thence S 82 Deg.-27'-08" E a distance of 151.10'; thence N 75 Deg.-39'-46" W a distance of 232.39' to the Point of Beginning.

The parties hereto further agree, covenant and contract as follows:

(a) As additional consideration for the execution by the owner of the easement herein contained, grantee agrees that upon request from the grantor herein, grantee will waive charges for and make a single individual residential tap not exceeding two (2) inches. It is understood and agreed there will be no impact fees charged by the grantee to grantor for making the aforesaid tap; the grantor shall, however, pay for any additional taps which he requests at regular rates. The owner of said property agrees that there will be regular monthly service charges for water used in connection with all taps; the use of all water by grantor, the owner, his heirs, successors and assigns shall be in accord with all applicable rules and regulations promulgated from time to time and as amended by grantee.

TO HAVE AND TO HOLD to the said grantee, its successors and assigns forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEE, its successors and assigns, that I am lawfully seized in fee simple of said premises with the exception of mineral and mining rights which are not owned by grantor; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend said easement only to the said GRANTEE, its successors and assigns forever, against the lawful claims of all persons.

Inst # 1993-11028

1993-11028  
11:31 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
DOE MCD

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 30<sup>th</sup> day of March, 1993.

S. Darryl Bailey (SEAL)  
S. Darryl Bailey

STATE OF ALABAMA  
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that S. Darryl Bailey, an unmarried man, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that, being informed of the contents of the instrument, he executed the

same voluntarily on the day the same bears date.

Given under my hand and official seal this 30<sup>th</sup> day of March, 1993.

Renee Finch  
Notary Public

STATE OF ALABAMA  
SHELBY COUNTY

The above and foregoing is hereby accepted by Shelby County, Alabama, according to the terms and conditions contained therein.

Done this 12<sup>TH</sup> day of APRIL, 1993.

ATTEST:

Gloria N. Lucas  
Clerk

SHELBY COUNTY, ALABAMA

By J. D. Paul Penner  
Chairman of Shelby  
County Commission

Inst # 1993-11028

04/21/1993-11028  
11:31 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
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