

This instrument was prepared by:
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2001 Park Place North, Suite 845
Birmingham, Alabama 35203

STATE OF ALABAMA)
SHELBY COUNTY)

CONVEYANCE OF EASEMENT

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One dollar and No/100 (\$1.00) and other good and valuable consideration to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Debbie Little and Fern Little,

(herein referred to as "*grantor*", whether one or more), expressly and specifically grant, bargain, sell and convey unto

✓ The Alabaster Water Board,

(herein referred to as "*grantee*", whether one or more) an INGRESS/EGRESS Easement of Necessity and RIGHT-OF-WAY EASEMENT over and under the following described real estate situated in Shelby County, Alabama, to-wit:

Beginning at the NW corner of said Lot 15, run in an easterly direction along the north line of said Lot 15 for a distance of 138.0 feet to an existing crimp iron pin being the NE corner of said Lot 15; thence turn an angle to the right of 90 degrees 20 minutes 28 seconds and run in a southerly direction for a distance of 14.3 feet; thence turn an angle to the right of 88 degrees 01 minute 06 seconds and run in a westerly direction for a distance of 137.97 feet to a point on the east right-of-way line of Winterhaven Drive and being on the west line of said Lot 15; thence turn an angle to the right of 91 degrees 38 minutes 26 seconds and run in a northerly direction along the east right-of-way line of Winterhaven Drive and the west line of said Lot 15 for a distance of 18.25 feet, more or less, to the point of beginning. Containing 2,245 square feet, more or less.

The easement conveyed herein is an addition to the easements previously granted Grantee herein pursuant to the recorded plats of the Bermuda Hills, Second Sector, First Addition and Second Addition recorded at Map Book 7, Page 16, and, Map Book 9, Page 29, respectively, in the Office of the Judge of Probate, Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the grantee and the heirs and assigns of the grantee forever, it being the intention of the grantor that said easement conveyed herein expressly run with the land described herein.

And we do for ourselves and for our heirs, executors, and administrators covenant with the grantee and the grantee's heirs and assigns that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a

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P.O. Box 258
Alabaster, AL 35007

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good right to sell and convey the same as aforesaid; that we and our heirs, executors and administrators shall warrant and defend the same to the grantee and the grantee's heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this _____ day of January, 1997.

WITNESS:

Cymeli P. Lacey

Debbie Little (SEAL)
Debbie Little

Fern Little (SEAL)
Fern Little

R. Stanley Maurant

STATE OF ALABAMA)
SHELBY COUNTY)

GENERAL ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Debbie Little** and **Fern Little**, whose names 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.

Given under my hand and official seal this 31 day of January, 1997.

R. Stanley Maurant
Notary Public

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