

Permanent Easement Deed

STATE OF ALABAMA)  
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of One Dollar(\$1.00) cash in hand paid by Shelby County, the receipt of which is hereby acknowledged, we, the undersigned, do hereby grant, bargain, sell and convey unto said Shelby County, its successors and assigns, an easement for sanitary sewer purposes, said easement being as now or thereafter located over, across or through the property of the undersigned which is described as follows:

Easement Lots 1 and 2 Crossroads of Greystone

An easement for a force main situated in Lot 1 and 2 of the Crossroads of Greystone as recorded in Map Book 28 on Page 29, in the Office of the Judge of Probate, Shelby County, Alabama, being more particularly described as follows:

Commence at an iron pin found at the Southwest corner of said Lot 1; thence run in a Northeasterly direction along the Northwest line of said Lot 1 and also along the Southeast right-of-way line of Alabama Highway #119 (Cahaba Valley Road) for a distance of 228.51 feet to the point of beginning; thence continue along last stated course for a distance of 20.05 feet to a point; thence turn an angle to the right of 86 degrees, 08 minutes, 18 seconds and run in a Northeasterly direction for a distance of 230.78 feet to a point; thence turn an angle to the left of 52 degrees, 24 minutes, 44 seconds and run in a Northeasterly direction for a distance of 159.00 feet to a point; thence turn an angle to the left of 35 degrees 57 minutes, 53 seconds and run in a Northeasterly direction for a distance of 55.70 feet to a point on the North line of said Lot 1; thence turn an angle to the right of 84 degrees, 56 minutes, 04 seconds and run in Northeasterly directly along said North line for a distance of 10.33 feet to a point; thence turn an angle to the left of 86 degrees, 02 minutes, 06 seconds and run in a Northeasterly direction for a distance of 173.33 feet to an iron pin found at the Northwest corner of said Lot 2 said iron pin found being on a curve to the right having a central angle of 00 degrees, 16 minutes, 31 seconds and a radius of 2,714.79 feet; thence turn an angle to the right of 92 degrees, 19 minutes, 40 seconds to the chord of said curve and run in an Easterly direction along the arc of said curve and also along the South right-of-way line of U.S. Highway #280 for a distance of 13.04 feet to a point; thence turn an angle from the chord of last stated curve to the right of 88 degrees, 46 minutes, 22 seconds and run in a Southeasterly direction for a distance of 236.12 feet to a point; thence turn an angle to the right of 35 degrees, 57 minutes, 53 seconds and run in a Southwesterly direction for a distance of 175.34 feet to a point; thence turn an angle to the right of 52 degrees, 24 minutes, 44 seconds and run in a Southwesterly direction for a distance of 241.97 feet to the point of beginning.

For the consideration aforesaid, the undersigned do grant, bargain, sell and convey unto said County the right and privilege of a perpetual use of said lands for such public purpose, together with all rights and privileges necessary or convenient for the full use and enjoyment thereof, including the right of ingress to and egress from said strip and the right to cut and keep clear all trees, undergrowth and other obstructions on the lands of the undersigned adjacent to said strip when deemed reasonably necessary for the avoidance of danger in and about said public use of said strip.

In consideration of the benefit of the property of the undersigned by reason of the construction of said improvement, the undersigned hereby releases Shelby County, Alabama, from all damages present or prospective to the property of the undersigned arising or resulting from the construction, maintenance and repair of said premises and repair of said sewer line and the undersigned do hereby admit and acknowledge that said improvement, if and when constructed, will be a benefit to the property of the undersigned.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals,  
all on the 29th day of April, 2002.

WITNESSES:

By: Charles W. Daniel

[Signature]

Name: The Crossroads at Greystone, LLC

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