

STATE OF ALABAMA)
 :
COUNTY OF SHELBY)

SEWER EASEMENT

KNOW ALL MEN BY THESE PRESENTS, Mark E. Johnson and Linda Johnson, Spouse, (herein known as "Grantor"), for and in consideration of the sum of Ten & 00/100 Dollars (\$10.00) to us in hand paid by COMMUNITY ENVIRONMENTAL SYSTEMS, INC. (herein known as "Grantee") the receipt whereof is acknowledged, do hereby bargain, grant, sell, and convey unto said Grantee, its successors or assigns, an easement to install, maintain, operate, remove, replace and utilize a sewer main line or lateral within and all other necessary activities, over and across Lot 211 of the following described real property to wit:

Sewer Easement for Lots 211 thru 214 of Bent River Commons Second Sector, as recorded at Map Book 25, page 25 in the Office of the Judge of Probate, Shelby County, Alabama, being more particularly described as follows:

Commence at the Southeast Corner of Lot 214 of Bent River 2nd Sector; thence run North 52 degrees 18 minutes 01 seconds West a distance of 5.14 feet to the Point of Beginning of a 10 foot sanitary sewer easement being 5 feet on either side of the following described line; thence run North 24 degrees 25 minutes 42 seconds East a distance of 261.14 feet to a point; thence run North 10 degrees 56 minutes 20 seconds West a distance of 173.22 feet to the Point of Ending.

This conveyance is subject to all mortgages, previous conveyances, easements, covenants, restrictions and reservations of record.

And, as shall be reasonable and necessary to install, maintain, operate, remove, replace and utilize a sewer main line or lateral the Grantor further grants bargains and sells Grantee rights of ingress and egress over along and across the above described and rights to excavate within the above described easement.

And, Together with all the rights and privileges necessary or convenient for the full enjoyment or use thereof, including the right to maintain, to cut and keep clear all vegetation growing on or above said easement and to keep clear other obstructions that may restrict the quiet enjoyment of said easement.

Cahaba Real Estate

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

And I (we) do for myself (our self) and for my (our) heirs, executors, administrators, successors and assigns covenant with the said Grantee, its successors and assigns, that I (we) am (are) lawfully seized in Fee Simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to said Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have set our hands and seals this the 13th day of August, 2002.

GRANTOR:

✓ Maureen E. Quinn
✓ Linda Johnson

By executing hereunder, community Environmental Systems acknowledges and accepts the above easement on the terms and conditions set forth therein.

IN WITNESS WHEREOF, we have set our hands and seals this the 13th day of August, 2002.

GRANTEE:

COMMUNITY ENVIRONMENTAL SYSTEMS, INC.

By: _____
Its: _____

ACKNOWLEDGMENT

STATE OF ALABAMA)
COUNTY OF Jefferson)

Before me, JANE B. Richardson a Notary Public for said County, in said State, hereby certify that Mark E + Linda Johnson and _____ whose name(s) is (are) signed to the foregoing conveyance, and who is (are) known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he (she or they) voluntarily executed same on this the day the same bears date.

Given under my hand and official seal this 13th day of August, 2002.

Jane B. Richardson
NOTARY PUBLIC
My Commission Expires 3/13/2004

STATE OF ALABAMA)
COUNTY OF _____)

Before me, the undersigned, a Notary Public for said County, in said State, hereby certify that _____ whose name is signed to the foregoing conveyance, in his capacity as _____ of Community Environmental Systems, Inc. and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he voluntarily executed same on this the day the same bears date.

Given under my hand and official seal this _____ day of _____, _____.

NOTARY PUBLIC
My Commission Expires _____