

RIGHT-OF-WAY DEED FOR PUBLIC ROAD

STATE OF ALABAMA)

PROJECT NO. SCP 59-411-00

SHELBY COUNTY)

TRACT NO. 07

KNOW ALL MEN BY THESE PRESENTS, that we, the undersigned, Mr. Frank Watts and Mrs. Leigh Ann Watts, of the County and State aforesaid, in and for the consideration of Two Thousand One Hundred Forty-Five Dollars and No Cents (\$2,145.00), in hand paid by Shelby County, the receipt whereof is hereby acknowledged and for the further consideration of the benefit accruing to us and to the public from the construction or improvement of a public road through our lands, in Shelby County, do hereby give, grant, bargain, sell and convey to Shelby County, its successors or assigns, a Right-of-Way and Temporary Easement hereinafter described, over and across our said lands in Shelby County, Alabama, for the construction of a public road, said Right-of-Way and Temporary Easement herein conveyed being more particularly described as follows, and as shown on the sketch attached hereto and make a part hereof by reference to with:

Tract No. 07 of Project Number SCP 59-411-00, in Shelby County, Alabama containing 0.018 acres more or less. Being an approximately 0.332 acre parcel located 40 feet left of centerline of Station Station 98+78.45 to 40 feet left of centerline of Station Station 99+19.15 of said project and as shown by attached conveyance sketches. See Exhibits for more detailed descriptions of Tract No. 07.

TO HAVE AND TO HOLD the said Right-of-Way to the said Grantee, its successors, and assigns forever.

TO HAVE AND TO HOLD the said Temporary Easements unto Shelby County, its successors, and assigns for a period of three years, or until the completion of the project, whichever is later.

And we (I) do for myself and for my heirs, executors, and administrators covenant with the said Grantees, their 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, the I (we) have good right to sell and convey the same as aforesaid, that I (we), by heirs executors and administrators shall warrant and defend the same to the said Grantees, their successors and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD by Shelby County, or its Assigns, and for and in consideration of the benefits to our property by reason of the construction of improvement of said road, we hereby release the County aforesaid, and all of its employees and officers and the State of Alabama and all its employees officers from all consequential damages, resent or prospective, to our property, arising out of the construction, improvement, maintenance or repair of said road, and that said road is a benefit to our property is hereby admitted and acknowledged. All agreements, covering the moving, relocation and/or changing of the building and/or structures located wholly or partially on the above described right-of-way shall be in writing and approved by the State Department of Transportation before same shall be valid and binding on the Said State Department of Transportation. The grantor hereby grants permission with right of ingress and egress to grantor's adjoining property at any time during construction period of project for purpose of moving grantor's buildings and/or structures from the above-described right-of-way.

IN WITNESS WHEREOF, we have hereunto set our hands and seal this 20th day of July, 2002.

WITNESS:

JL/L
JL/L

Frank R. Watts
Leigh Ann L. Watts

ACKNOWLEDGEMENT FOR INDIVIDUAL(S)

STATE OF ALABAMA)

SHELBY COUNTY)

I Tammy G Shaw a Notary Public, in and for said County and State,
hereby certify that Mr. Frank Watts and Mrs. Leigh Ann Watts, 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 this conveyance, has/have executed the same voluntarily
on the day same bears date.

Given under my hand and official seal this 31 day of July,
2002.

Tammy G Shaw NOTARY PUBLIC
MY COMMISSION EXPIRES: 2-15-05

ATTACHMENT A: Legal Descriptions

Source of Title: Deed Instrument No. 1999-0041187

Tract 5

Commence at the southwest corner of the Southwest Quarter of Section 11, Township 21 South, Range 3 West, Shelby County, Alabama;

THENCE North 05 degrees 10 minutes 06 seconds East 66.87 feet along the West boundary of Section 11 to a point on the present northern right-of-way margin of Shelby County Rd. No. 26

THENCE South 84 degrees 44 minutes 34 seconds East along the said northern present right-of-way margin 103.79 feet to a point 40.00 feet northerly of and at right angles to project centerline Station 98+03.26, said point being the **POINT OF BEGINNING**;

THENCE North 04 degrees 01 minute 15 seconds East 12.73 feet to a point 52.73 feet northerly of and at right angles to project centerline Station 98+02.99;

THENCE South 81 degrees 46 minutes 17 seconds East 30.70 feet to a point 59.89 feet northerly of and at right angles to project centerline Station 98+32.84;

THENCE South 04 degrees 01 minute 15 seconds West along the eastern property line 19.89 feet to the said northern present right-of-way margin at a point 40.00 feet northerly of and at right angles to project centerline Station 98+33.27;

THENCE North 84 degrees 44 minutes 34 seconds West 30.01 feet along the said northern present right-of-way margin to the **POINT OF BEGINNING**.

Said parcel of land being situated in the Southwest Quarter of the Southwest Quarter of Section 11, Township 21 South, Range 3 West, Shelby County, Alabama, and containing 0.011 acres, more or less, in addition to the said existing right-of-way.

TO HAVE AND TO HOLD to said GRANTEE forever.

ALSO A TEMPORARY EASEMENT

Commence at the southwest corner of the Southwest Quarter of Section 11, Township 21 South, Range 3 West, Shelby County, Alabama;

THENCE North 05 degrees 10 minutes 06 seconds along the West boundary of Section 11 to the present northern right-of-way margin of Shelby County Rd. No. 26;

THENCE South 84 degrees 44 minutes 34 seconds East along the said northern present right-of-way margin 103.79 feet to a point 40.00 feet northerly of and at right angles to project centerline Station 98+03.26;

THENCE North 04 degrees 01 minute 15 seconds East 52.73 feet along the western property line to a point northerly of and at right angles to project centerline Station 98+02.99, said point being the **POINT OF BEGINNING** of the Temporary Easement;

THENCE continue North 04 degrees 01 minute 15 seconds East along the western property line 15.44 feet to a point 68.16 feet northerly of and at right angles to project centerline Station 98+02.65;

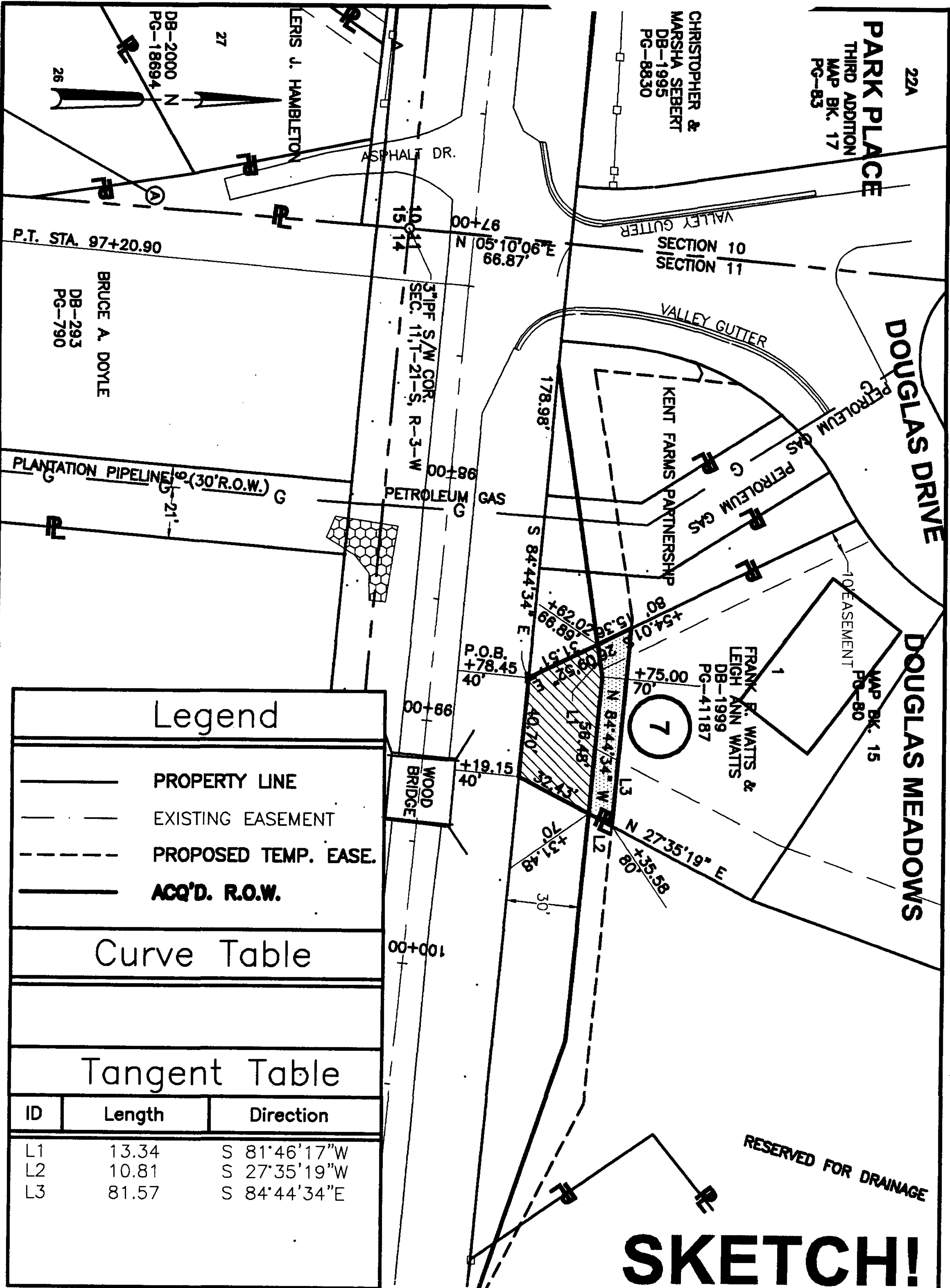
THENCE North 81 degrees 13 minutes 16 seconds East 30.76 feet to the eastern property line at a point 75.62 feet northerly of and at right angles to project centerline Station 98+32.50;

THENCE South 04 degrees 01 minutes 15 seconds West 15.74 feet along the eastern property line to a point 59.89 feet northerly of and at right angles to project centerline Station 98+32.84;

THENCE South 81 degrees 46 minutes 17 seconds West 30.70 feet to the **POINT OF BEGINNING** of Temporary Easement.

Said Temporary Easement being situated in the Southwest Quarter of the Southwest Quarter of Section 11, Township 21 South, Range 3 West, Shelby County, Alabama, and containing 0.011 acres, more or less, in addition to the said existing right of way.

TO HAVE AND TO HOLD, by said GRANTEE, its successors and assigns for a period of three years, or until completion of the project, whichever is later.



| Legend | | |
|--------|----------------------|--|
| | PROPERTY LINE | |
| | EXISTING EASEMENT | |
| | PROPOSED TEMP. EASE. | |
| | ACQ'D. R.O.W. | |

| Curve Table | | |
|-------------|--|--|
| | | |

| Tangent Table | | |
|---------------|--------|--------------|
| ID | Length | Direction |
| L1 | 13.34 | S 81°46'17"W |
| L2 | 10.81 | S 27°35'19"W |
| L3 | 81.57 | S 84°44'34"E |

Shelby Co. Highway Department
Shelby County, Alabama
Roadway Improvements
Co. Rd. No. 26

PARCEL IDENTIFICATION
58-23-01-11-03-002-001

DEED BOOK 1999 PAGE NO. 41187

TRACT No. 7
OWNER FRANK R. & LEIGH ANN WATTS
PERM. EASEMENT REQ'D. 0.018 ACRES
TEMP. EASEMENT REQ'D. 0.038 ACRES
GENERAL LOCATION: SW 1/4 of SW 1/4
SEC. 11 TOWNSHIP 21-S RANGE 3-W
EXHIBIT "A" 40.70 LIN. FT. SHEET 1 OF 1

Almon Associates

Almon Associates, Inc.
Engineering, Surveying, Environmental
2008 12th Street, P.O. Drawer 2729
Tuscaloosa, Alabama 35403
Phone (205)349-2100
Fax (205)349-2107

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|----------------------|-------------------|------------------|----------------------|-----------------------|
| FLD.BK. 00-093.20 | SCALE 1" = 50' | DATE 11/27/01 | JOB No. 00-093.20 | DWG.No. TRACT7.DWG |
|----------------------|-------------------|------------------|----------------------|-----------------------|