TO BE RECORDED: YES X NO ____ **EASEMENT - DISTRIBUTION FACILITIES** 20040206000061950 Pg 1/3 17.50 (Metes and Bounds) Shelby Cnty Judge of Probate, AL 02/06/2004 08:35:00 FILED/CERTIFIED ----W.E. No. 61700-08-0058-300 Alabama Power Company STATE OF ALABAMA county of Shelby P. O. Box 2641 Birmingham, Alabama 35291 TAX ID # ______ Transformer No. GRANT KNOW ALL MEN BY THESE PRESENTS, That Chelsea One, LLC as grantor(s), (the "Grantor", whether one or more) for and in consideration of One and No/100 Dollars (\$1.00), and other good and valuable consideration, to Grantor in hand paid by Alabama Power Company, a corporation, the receipt and sufficiency of which are hereby acknowledged, does hereby grant to Alabama Power Company, its successors and assigns (the "Company"), the easements, rights and privileges described and designated in Section B below. **RIGHTS** The easements, rights and privileges granted hereby are as follows:

- Overhead and/or Underground. The right from time to time to construct, install, operate and maintain, upon, over, under and across the Property described in Section C below, along a route to be selected by the Company which is generally shown on the Company's final location drawing (which shows the general location of underground Facilities, if any, by cross-hatching indicating an area not greater than ten feet (10') in width), all poles, towers, wires, conduits, fiber optics, cables, transclosures, transformers, anchors, guy wires and other Facilities useful or necessary in connection therewith (collectively, "Facilities"), for the overhead and/or underground transmission and distribution of electric power, and also the right to clear and keep clear a strip of land extending five feet (5') to either side of the center line of underground Facilities and fifteen feet (15') to either side of the center line of overhead Facilities; further, the right in the future to install and utilize intermediate poles in line for overhead Facilities and the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs outside of the thirty foot (30') strip for overhead Facilities that, in the sole opinion of the Company, might now or may hereafter endanger, interfere with or fall upon any of the overhead Facilities.
- Line Clearing. The right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs that, in the sole opinion of the Company, might now or may hereafter endanger, interfere with or fall upon the electric transmission or distribution lines, poles, towers or other Facilities now or hereafter located adjacent to the Property described in Section C below along a route to be selected by the Company generally shown on the Company's final location drawing, and also the right to clear and keep clear all trees, undergrowth, and other obstructions on property in which Grantor has an interest within fifteen feet (15') of the center line of the lines of such poles, towers or other Facilities.
- Guy Wires and Anchors. The right to implant, install and maintain anchor(s) of concrete, metal or other material on and under the Property described in Section C below, and to construct, extend and maintain guy wires from such anchor(s) to structures now or hereafter erected adjacent to such Property or property adjacent thereto (collectively, "Guy Wire Facilities") along a route to be selected by the Company generally shown on the Company's final location drawing; and also the right to trim and cut and keep trimmed and cut all dead, weak, leaning or dangerous trees or limbs that, in the sole opinion of the Company, might now or may hereafter endanger, interfere with or fall upon any of the Guy Wire Facilities.

Grantor hereby grants to the Company all easements, rights and privileges necessary or convenient for the full enjoyment and use thereof, including without limitation the right of ingress and egress to and from the Facilities and Guy Wire Facilities, as applicable, and the right to excavate for installation, replacement, repair and removal thereof; and also the right to cut, remove and otherwise keep clear any and all structures, obstructions or obstacles of whatever character, on, under and above said Facilities and Guy Wire Facilities, as applicable.

C.	PROPERTY DESCRIPTION The easements, rights and privileges granted hereby shall apply to, and the word "Property" as used in this instrument shall mea	an,
the	llowing described real property situated inShe1by County, Alabama (the "Property"):	
	A parcel of land in the NE1/4 of the NW1/4 of Section 17,	
	Township 20 South, Range 1 West as is recorded in Deed Record	
	2003/174820 in the office of the Judge of probate of Shelby County,	
	Alabama.	

ADDITIONAL PROVISIONS. In the event it becomes necessary or desirable for the Company to move any of the Facilities in connection with the construction or improvement of any public road or highway in proximity to the Facilities, Grantor hereby grants to the Company the right to relocate the Facilities and, as to such relocated Facilities, to exercise the rights granted above; provided, however, the Company shall not relocate the Facilities on the Property at a distance greater than ten feet (10') outside the boundary of the right of way of any such public road or highway as established or re-established from time to time. This grant and agreement shall be binding upon and shall inure to the benefit of Grantor, the Company and each of their respective heirs, personal representatives, successors and assigns and the words "Company" and "Grantor" as used in this instrument shall be deemed to include the heirs, personal representatives, successors and assigns of such parties.

TO HAVE AND TO HOLD the same to the Company, its successors and assigns, forever.

IN WITNESS WHEREOF, the undersig	ned Grantor(x) has/h x x e set his/her/theix hand(s)cand seal(s) this the $2nd$ day of $0ctober$, 200	<u>3</u> .
	(5	SEAL)
Witness	(Grantor)	ŕ
	Chelsea One, LLC	SEAL)
Witness	(Grantor)	<i>J</i>
	By: Merch Jan (s	SEAL)
Witness	As: /	JEAL

Form 5-5783 Rev. 9/00

IN WITNESS WHEREOF, the said Grantor, ha	as caused this instrument to	be executed by	·
its authorized representative, as of the	day of	, 20	
ATTEST (if corporation) or WITNESS:			
		(Grantor - Name of Corporation/Partnership/LLC)	
By:		By:	(SEAL)
lts:		Its:	
		[indicate President, General Partner, Member, etc.]	
INDIVIDUAL NOTARIES			
STATE OF ALABAMA	}		
county of <u>Shelby</u>	}		
I, the undersigned, a Notary Public, in and		te, hereby certify that <u>Codncy Davis</u>	
this day that hairer informed of the contants	• •	signed to the foregoing instrument and who is/affe known to me, acknowledge	a before me
		ay of Cholic coluntarily, on the day the same bears date.	
Given under my hand and official seal thi	strie <u> </u>		
		Dany D. Durt	
[SEAL]		Notary Public My commission expires: <u>2~6~06</u>	
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STATE OF ALABAMA COUNTY OF	}		
I, the undersigned, a Notary Public, in an	——، d for said County in said Sta	ite. hereby certify that	
i, the diadroighed, a riotary r abile, in an		signed to the foregoing instrument and who is/are known to me, acknowledge	ed before me
		ney executed the same voluntarily, on the day the same bears date.	
Given under my nand and official sear thi	is theu	ay of	
		Notary Public	
[SEAL]		My commission expires:	Main Tordain
			- ·····
TRUSTEE/CORPORATION/PARTNERSHIP/L	LLC NOTARY		
STATE OF ALABAMA	,		
COUNTY OF Dhelby			
I, the undersigned, a Notary Fublic, in an	id for said County in said Sta , whose nan		<u>`</u>
	, whose han	[as	
aa	1 is signed to	the foregoing instrument, and who is known to me, acknowledged before me or	n this day that
being informed of the contents of the instrume		$\lambda\lambda$ c γ by γ and with full authority, executed the same volunta	
the act of said	ant, nersite, as sacri	[acting in such capacity as aforesaid].	my for arra ac
Given under my hand and official se	eal this the 2 nd d	ay of _ Ochobac,2003	
Civeri dilaci iliy hana ana omolai se	Jan, 11110 1110 0		
		Jarry D. James	
[SEAL]		Notary Public My commission expires: <u>2、6つりん</u>	
	Alahama Dawar Campan	V Corporate Real Estate Department Use Only	
All facilities on Grantor: X	Station to Station:	· · · · · · · · · · · · · · · · · · ·	
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