


THIS INSTRUMENT PREPARED BY:
Anthony D. Snable, Attorney
1629 11th Avenue South
Birmingham, AL 35205


20060530000254540 1/3 \$17.50
Shelby Cnty Judge of Probate, AL
05/30/2006 03:46:41PM FILED/CERT

STATE OF ALABAMA)

JEFFERSON COUNTY)

UTILITY EASEMENT

Value \$1500.00

THIS AGREEMENT, made and entered into on this 28 day of
April _____, 2006, by _____ and _____
between
Allen H. Bailey and wife, Anne E. Bailey,
hereinafter referred to as the Grantors and Anthony D. Snable and
wife, Robin C. Snable, hereinafter referred to as the Grantees.

WHEREAS, for and in consideration of the sum of Ten and
no/100--Dollars (\$10.00) and other good and valuable consideration
the receipt and sufficiency of which is hereby acknowledged, the
Grantors do hereby grant, bargain, sell, convey, transfer and
deliver to the said Grantees, a permanent easement and right of
way, for the purpose of construction, installation, maintaining
and repairing waterlines over, across, through and under the lands
hereinafter described, together with the right to remove trees,
brush, undergrowth and other obstructions interfering with the
location, construction, installation and maintenance of said
easement, together with all the necessary rights of access,
ingress and egress thereto and therefrom, in, under, over and
along the following described parcel of land, located in Shelby
County, Alabama, to-wit:

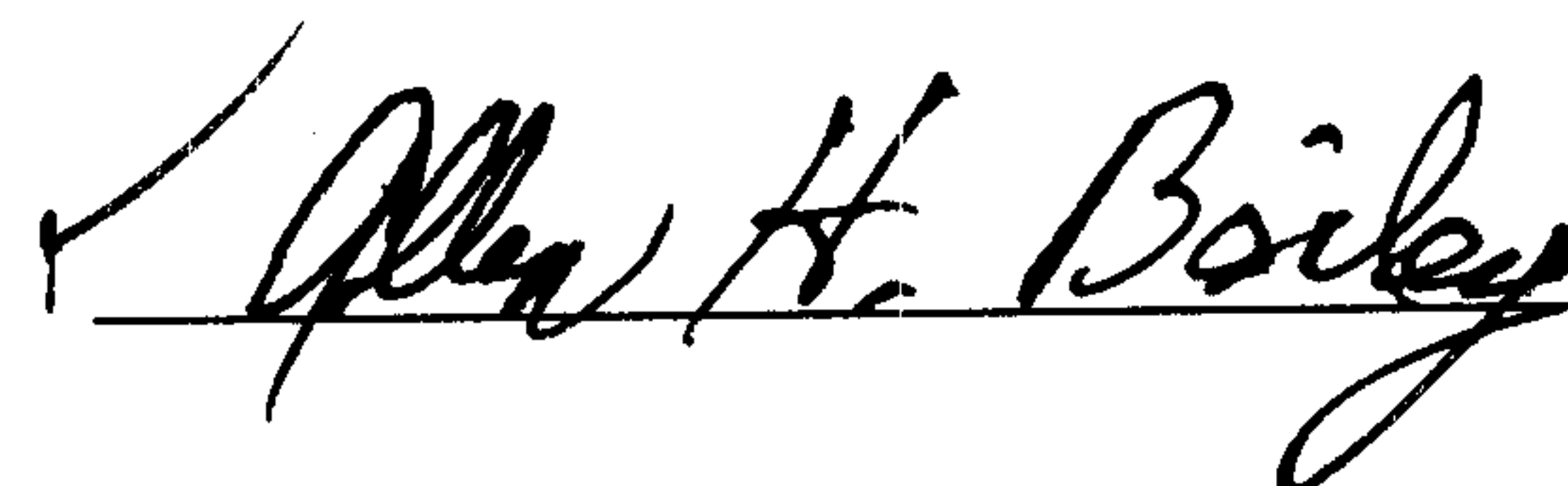
A 20 FOOT EASEMENT WHICH LIES WITHIN LOT 13 OF INDIAN
HIGHLAND ESTATES, AS RECORDED IN MAP BOOK 13, PAGE 69,
IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY,
ALABAMA, AND BEING MORE PARTICULARLY DESCRIBED AS
FOLLOWS:

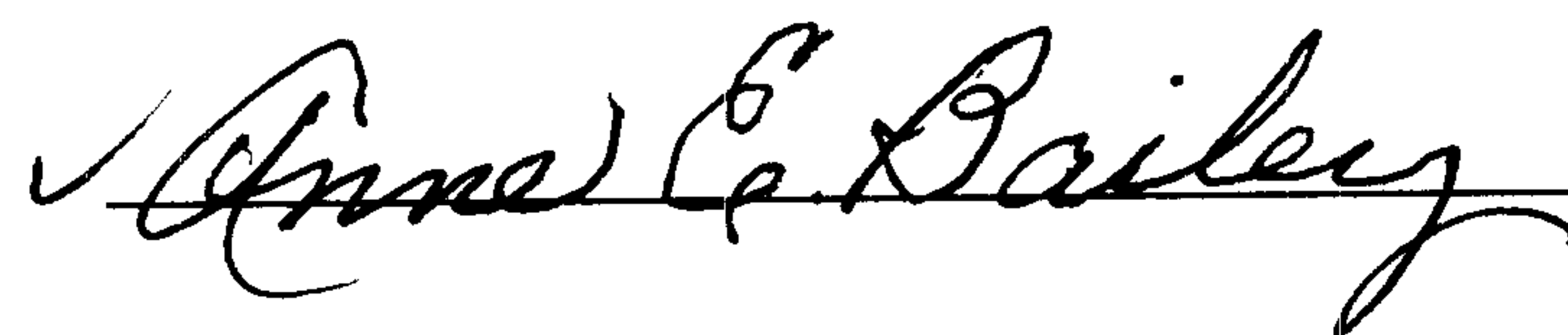
COMMENCE AT THE NW CORNER OF SECTION 28, TOWNSHIP 19 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA; THENCE SOUTH 87 DEGREES 34' 58" EAST, A DISTANCE OF 840.21'; THENCE SOUTH 00 DEGREES 09' 22" WEST, A DISTANCE OF 88.10' TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE LAST DESCRIBED COURSE, A DISTANCE OF 356.46'; THENCE SOUTH 87 DEGREES 34' 58" EAST, A DISTANCE OF 20.00'; THENCE NORTH 00 DEGREES 09' 22" EAST, A DISTANCE OF 253.89'; THENCE NORTH 10 DEGREES 47' 13" WEST, A DISTANCE OF 105.27' TO THE POINT OF BEGINNING.


Any other persons, parties or entities who may later accept the benefits of the easement hereby granted shall also share equally in the costs of installation and maintenance of said easement.

Said easement is given for the sole purpose above mentioned and is not to be construed as an easement given to the exclusion of the grantors, their heirs, successors and assigns. This easement inures to the benefit of the grantors and grantees and to their heirs, successors and assigns and is a perpetual easement and shall run with the land.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the day and year first above written.






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STATE OF ALABAMA)

SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Allen H. Bailey and wife, Anne E. Bailey 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 this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 28 day of April, 2006.

Kathy M. Slaton
NOTARY PUBLIC

My Commission Expires: 9-30-06



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Shelby County, AL 05/30/2006
State of Alabama

Deed Tax: \$.50