

STATE OF ALABAMA)  
COUNTY OF SHELBY)

LICENSE AGREEMENT AND EASEMENT

WHEREAS, HOMES OF GRANDEUR, LLC, is the owner of the Lot 2243, according to the Survey of Highland Lakes 22<sup>nd</sup> Sector, as recorded in Map Book 33, Page 79, in the Office of the Judge of Probate of Shelby County, Alabama; and

WHEREAS, HIGHLAND LAKES HOMES, LLC, is the owner of Lot 2242, according to the Survey of Highland Lakes 22<sup>nd</sup> Sector, as recorded in Map Book 33, Page 79, in the Office of the Judge of Probate of Shelby County,, Alabama; and

WHEREAS, As shown by the Survey attached hereto as Exhibit "A" which was prepared by R.C. Farmer & Associates, Inc. dated July 18, 2007, there is an encroachment of a Driveway of up to 3.8 feet, from said Lot 2243 onto the Lot 2242, in particular the Westerly side of said Lot 2243 onto the Easterly side of the Lot 2242, all as shown on the attached survey (a copy of which is attached hereto and made a part hereof as Exhibit "A"); and

WHEREAS, HOMES OF GRANDEUR, LLC, makes no claim of ownership in and to the said Lot 2242, but requests only that HIGHLAND LAKES HOMES, LLC, grant to it a License and easement to permit the identified encroachment to remain undisturbed; and

WHEREAS, HIGHLAND LAKES HOMES, LLC are willing to grant such License and easement upon certain terms and conditions as hereinabove set out.

NOW THEREFORE, FOR AND IN CONSIDERATION OF THE PREMISE AND ONE DOLLAR in hand paid by the Grantee, hereinafter named, HIGHLAND LAKES HOMES, LLC (the GRANTOR), the receipt and sufficiency of which is acknowledged, the GRANTOR does grant, bargain and convey to HOMES OF GRANDEUR, LLC, its successors and assigns, (the Grantee) a License and easement to permit the driveway, now encroaching from said Lot 2243 onto the Lot 2242 as shown by the survey of R.C. Farmer & Associates, Inc. , dated July 18, 2007 and attached hereto as Exhibit "A" to remain in place. Also, granted with this License and easement is the right in the GRANTEE to enter onto the Lot 2242 to perform all requisite and necessary maintenance and repair work as shall be required in the proper care and preservation of the driveway.

The GRANTEE, by the acceptance of this License and easement does hereby confirm that it does not make and will not make any claim of ownership in or to the Lot 2242 by virtue of the aforesaid encroachment.

The granting of this License easement shall constitute a covenant running with the land and its terms shall be binding upon their respective successors and assigns forever.

In Witness Whereof this License Agreement has been executed this 20<sup>th</sup> day of July, 2007.

GRANTOR:  
HIGHLAND LAKES HOMES, LLC

BY: 

Douglas D. Eddleman  
Its: Managing Member

GRANTEE:  
HOMES OF GRANDEUR, LLC

BY: 

Robert E. Jordan  
Its: Member

BY: 

James R. Waddell  
Its: Member

CLAYTON T. SWEENEY, ATTORNEY AT LAW



STATE OF ALABAMA)  
JEFFERSON COUNTY)

20070730000354130 2/3 \$17.00  
Shelby Cnty Judge of Probate, AL  
07/30/2007 03:15:44PM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Douglas D. Eddleman, whose name as Managing Member of HIGHLAND LAKES HOMES, LLC, an Alabama limited liability company, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he, as such managing member, and with full authority, executed the same voluntarily and as the act of said limited liability company.

Given under my hand and official seal this 20<sup>th</sup> day of July 2007.

Donna O. Sabin  
NOTARY PUBLIC

My Commission expires: \_\_\_\_\_

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Feb 2, 2011  
BONDED THRU NOTARY PUBLIC FOR COUNTY MEMBERS

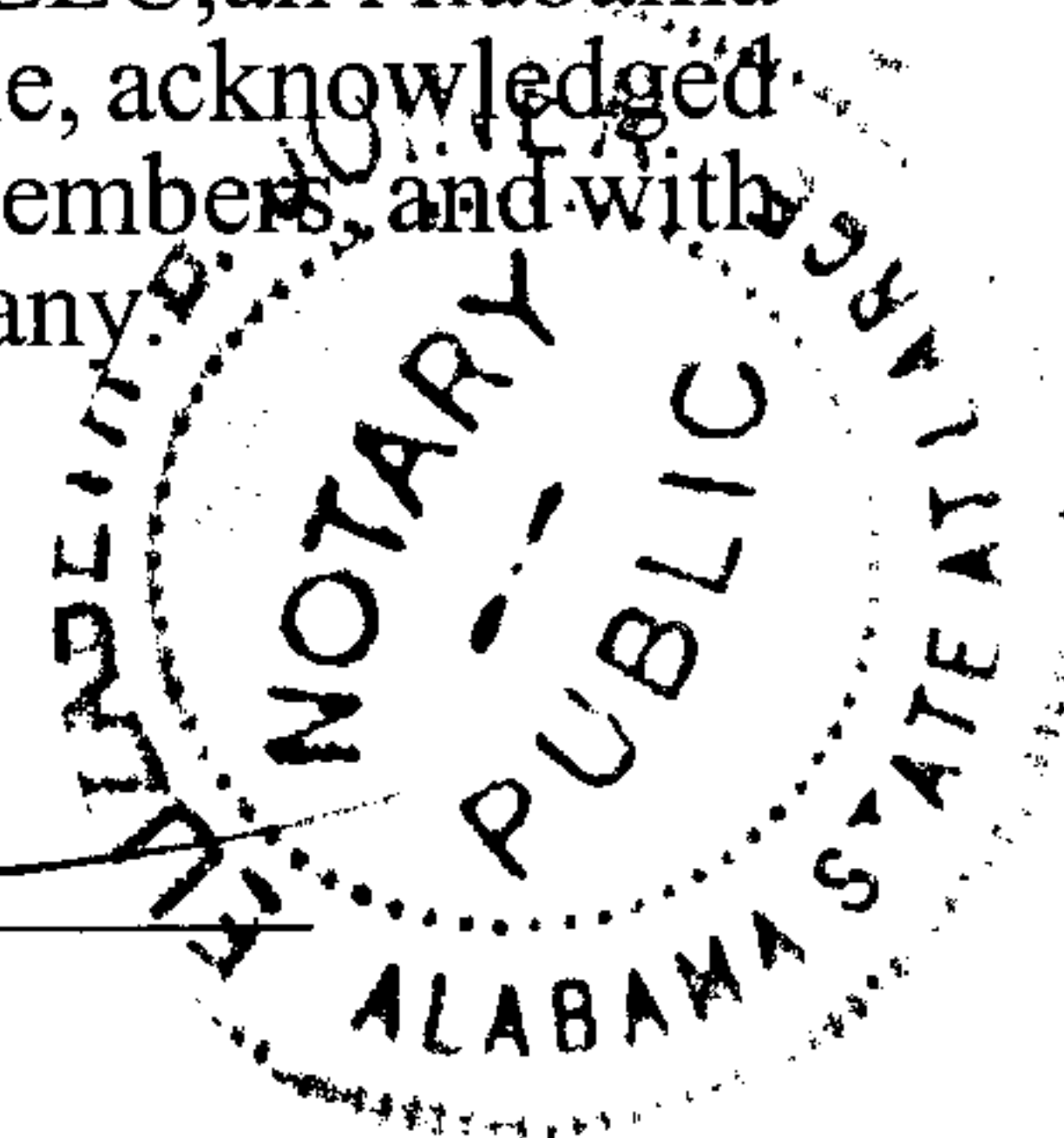
STATE OF ALABAMA)  
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert E. Jordan and James R. Waddell, whose names as Members of HOMES OF GRANDEUR, LLC, an Alabama limited liability company, 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 the conveyance, they, as such members, and with full authority, executed the same voluntarily and as the act of said limited liability company.

Given under my hand and official seal this 20<sup>th</sup> day of July 2007.

Elizabeth B. J.  
NOTARY PUBLIC

My Commission expires: 4/29/2010



The Purchasers of Lot 2243 execute this License Agreement and Easement to acknowledge and accept the terms and conditions of this hereinabove License Agreement and Easement and Purchasers, their successors and assigns, agree and understand that the property is subject to the foregoing grant of easement.

Robert J. Henderson  
Robert J. Henderson

Marsha L. Henderson  
Marsha L. Henderson

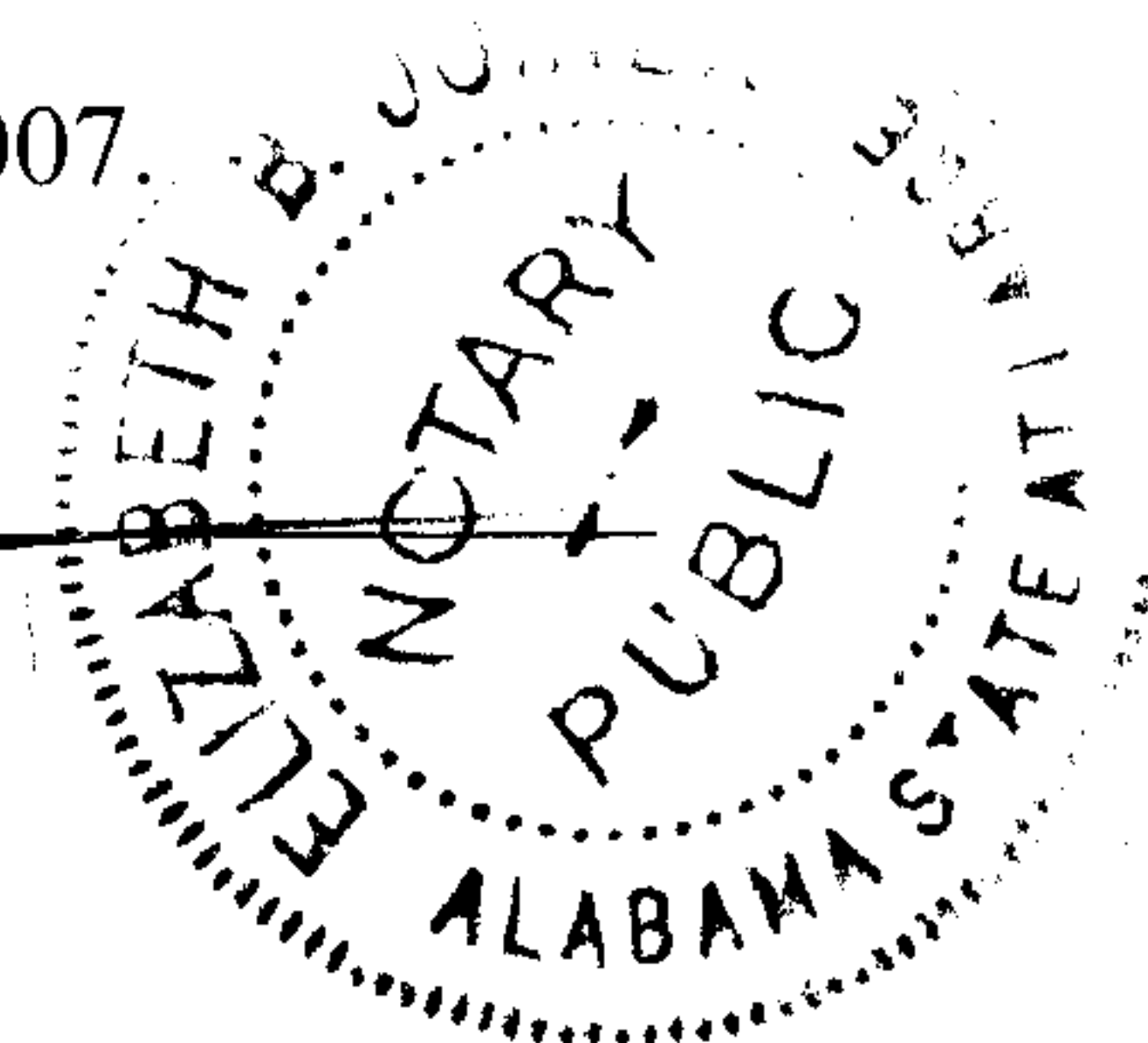
STATE OF ALABAMA)  
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County and in said State, hereby certify that Robert J. Henderson and Marsha L. Henderson, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the above foregoing instrument, they executed the same voluntarily on the day the same bears date.

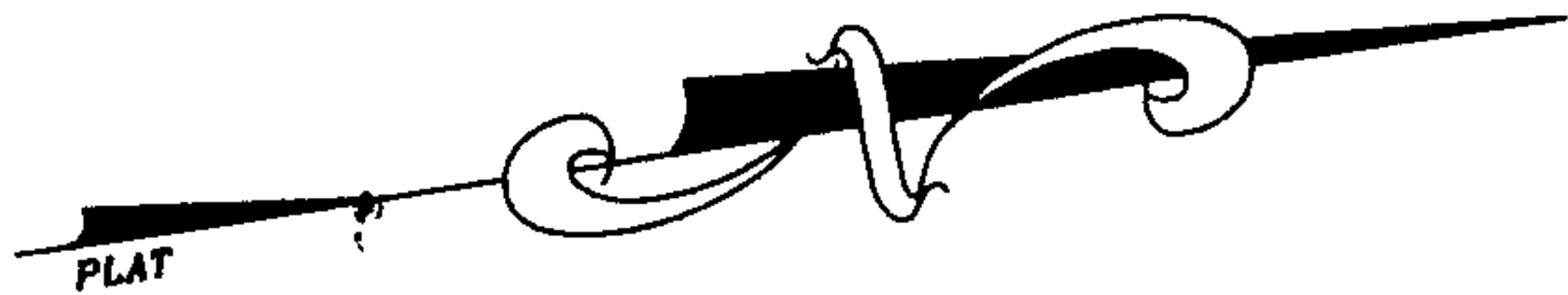
Given under my hand and official seal of office this the 20<sup>th</sup> day of July, 2007.

Elizabeth B. J.  
Notary Public

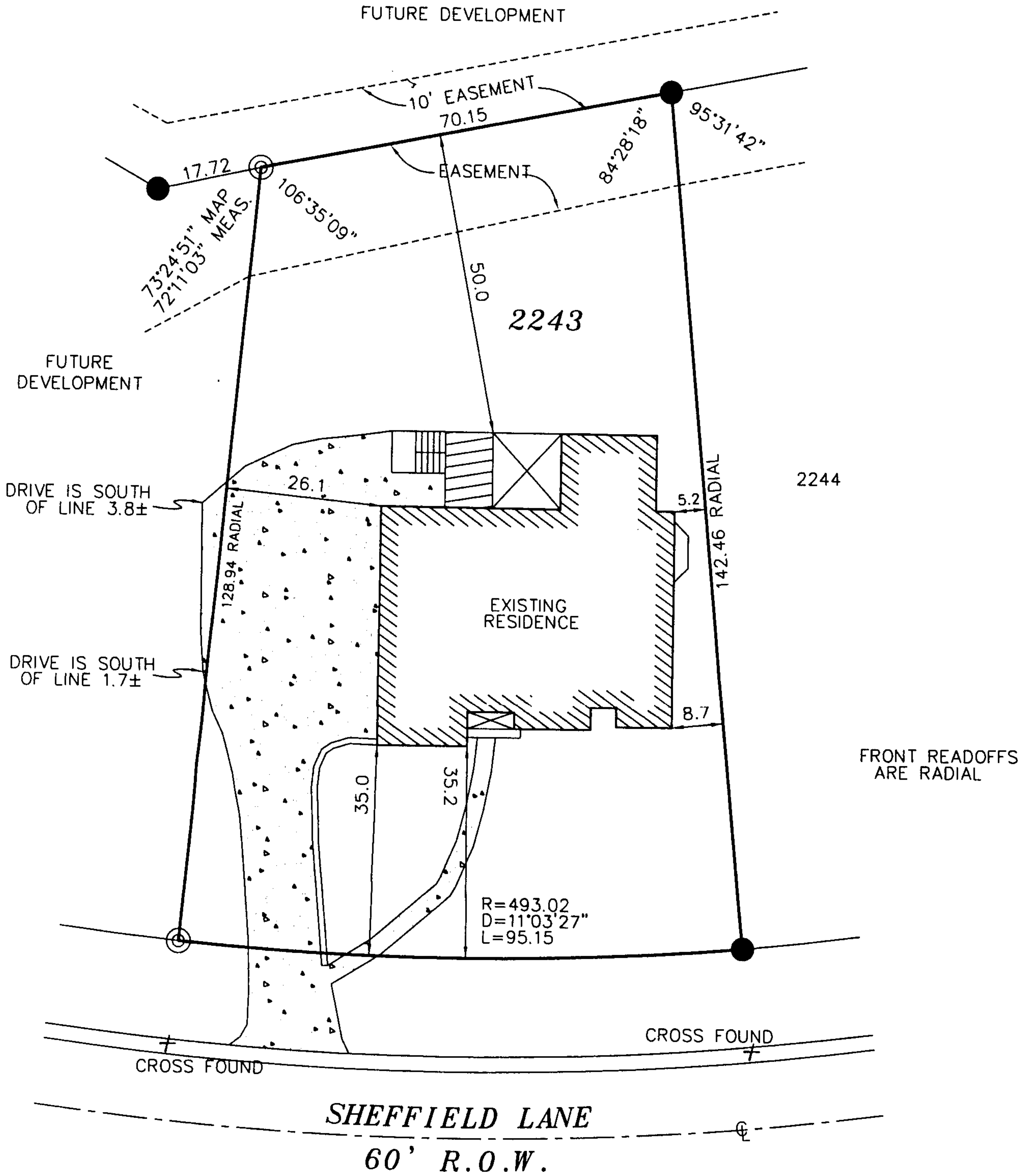
My Commission Expires: 4/29/2010







FUTURE DEVELOPMENT



Survey of Lot 2243, Block \_\_\_\_\_ according to HIGHLAND LAKES 22ND SECTOR  
PHASE I AN EDDLEMAN COMMUNITY, as recorded in the Office of the Judge of  
Probate of afore-said County in Plat Book 33, Page 79 A&B. The address based on  
reliable information and sources of said Lot is 144 SHEFFIELD LANE  
the \_\_\_\_\_ Alabama and is \_\_\_\_\_ the corporate limits of  
SHELBY COUNTY. That said lot lies in Zone 'C', according to  
F.I.R.M. Community-Panel Number 010191 0050 B Dated SEPT. 16, 1982

SURVEY FOR: HENDERSON

REQUESTED BY: SARA

TYPE OF SURVEY: MORTGAGE SURVEY

DATE OF FIELD SURVEY: 7/17/07

| LEGEND                              |  |
|-------------------------------------|--|
| △ - STAKE SET                       | + - CROSS FOUND                          |
| 1 - CONCRETE MONUMENT FOUND.        | ● - IRON PIN FOUND 1/2" OUTSIDE DIAMETER |
| ○ - PK NAIL FOUND                   | -U- - OVERHEAD UTILITY LINE(S).          |
| ○ - # 5 REBAR SET WITH CAP STAMPED. | -X- - FENCE.                             |
| ○ - PK NAIL SET                     | -CONCRETE.                               |
| ○ - UTILITY POLE.                   | - NOT TO SCALE.                          |
| BRICK WALL                          | AC - ACRES.                              |
| WOOD DECK                           | CL - CENTERLINE                          |
| COVERED WOOD DECK                   | ESM'T - EASEMENT.                        |
| SCREENED IN DECK                    | M B L - MINIMUM BUILDING LINE            |
|                                     | ROW - RIGHT OF WAY.                      |
|                                     | - CONCRETE BLOCK WALL                    |
|                                     | - BRICK WALL                             |

SCALE: 1" = 20'

BASIS OF BEARING USED: PLAT

SOURCE OF INFORMATION USED IN MAKING THIS SURVEY IS:

RECORD MAP  
JOB #10024  
DATE: 7/18/07  
DRAWN: CB  
CHECKED: RCF  
SHEET NO 1 of 1  
PREPARED BY:  
R. C. FARMER  
and  
ASSOCIATES, INC.  
248 YEAGER PARKWAY  
PELHAM, ALABAMA  
35124  
TEL-205-664-2566  
FAX-205-664-2616

I HEREBY STATE THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

*R. C. Farmer*

