

PERMANENT EASEMENT DEED AND FEE SIMPLE CONVEYANCE

B11, B12, B13, B13B, B2S, B2S-TCE

STATE OF ALABAMA)
SHELBY COUNTY)

Gail J. Owen

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of **Eighty-five Thousand Five Hundred Eighty and no/100 Dollars (\$85,580.00)** cash in hand paid by Shelby County, Alabama, the receipt whereof is hereby acknowledged, I, the undersigned (Grantor), do hereby grant, bargain, and convey unto Shelby County, Alabama (Grantee), its successors and assigns forever a permanent easement and right of ingress and egress to and from, also over and across the herein described lands for the purpose of constructing, operating, maintaining, and repairing water mains, pipes, water meters, with appurtenances, and the right to install and maintain other utilities within the confines of said easements, at the sole discretion of the Grantee; said lands being located within the property of the undersigned Grantor as described in the deed records in the office of the Judge of Probate, Shelby County, Alabama, said easements and said lands being more particularly described as follows:

Property parcels described as Project Easement References B11, B12, B13, B13B, and B2S-TCE (50 feet Temporary Construction Easement only on B2S-TCE) on Exhibit "A" attached hereto and made part and parcel hereof as fully as if set out herein. Said Exhibit "A" is signed by Grantor for the purpose of identification.

The Grantee shall have the right and privilege of a perpetual use of said lands for such public purpose, together with all rights and privileges necessary or convenient for the full use and enjoyment thereof, including the right to cut and keep clear all trees, undergrowth and other obstructions from said strip and on the lands of the undersigned adjacent to said strip when deemed reasonably necessary for the avoidance of danger in and about said public use of said strip.

The Grantee shall have free access, ingress and egress to and from said lands for the purposes herein mentioned, and the Grantor shall erect no structures on the portion of the land above described within the width of said easements, or do any act or thing which would in any way interfere with, damage, place at risk or pose future risk or possible risk to the mains, pipes, or appurtenances installed or to be installed within the width of said easements or interfere with the right of the Grantee to enter upon said land at any time for the purposes heretofore expressed and to have immediate access to all mains, pipes, and appurtenances.

Any and all disturbed areas within said easements will be put back to reasonably match adjacent natural ground and a suitable grass mixture for the season shall be applied.

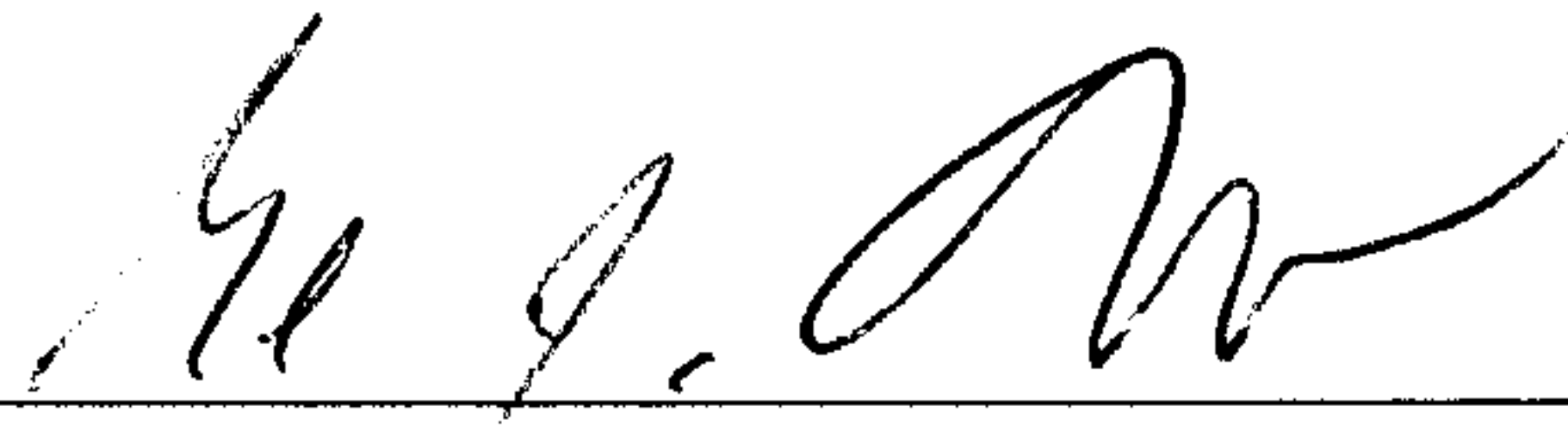
Grantee agrees to leave the property appearance substantially as found upon commencement of construction on said easement but is not required to improve said property beyond its original state and condition, subject to grassing and grading as described herein.

Grantor does hereby further grant, bargain and convey to Grantee fee simple title to that certain real estate located in Shelby County, Alabama, and otherwise described in the aforesaid Exhibit "A" as Project Real Property Reference: B2S Booster Station Site.

Grantor covenants that Grantor has good and merchantable title to all of the above said property and good right to convey this easement, free and clear of all liens and encumbrances.

To have and to hold to Shelby County, Alabama, its successors and assigns forever.

IN WITNESS WHEREOF, the undersigned has hereunto set her hand and seal this 19th day of September, 2007.

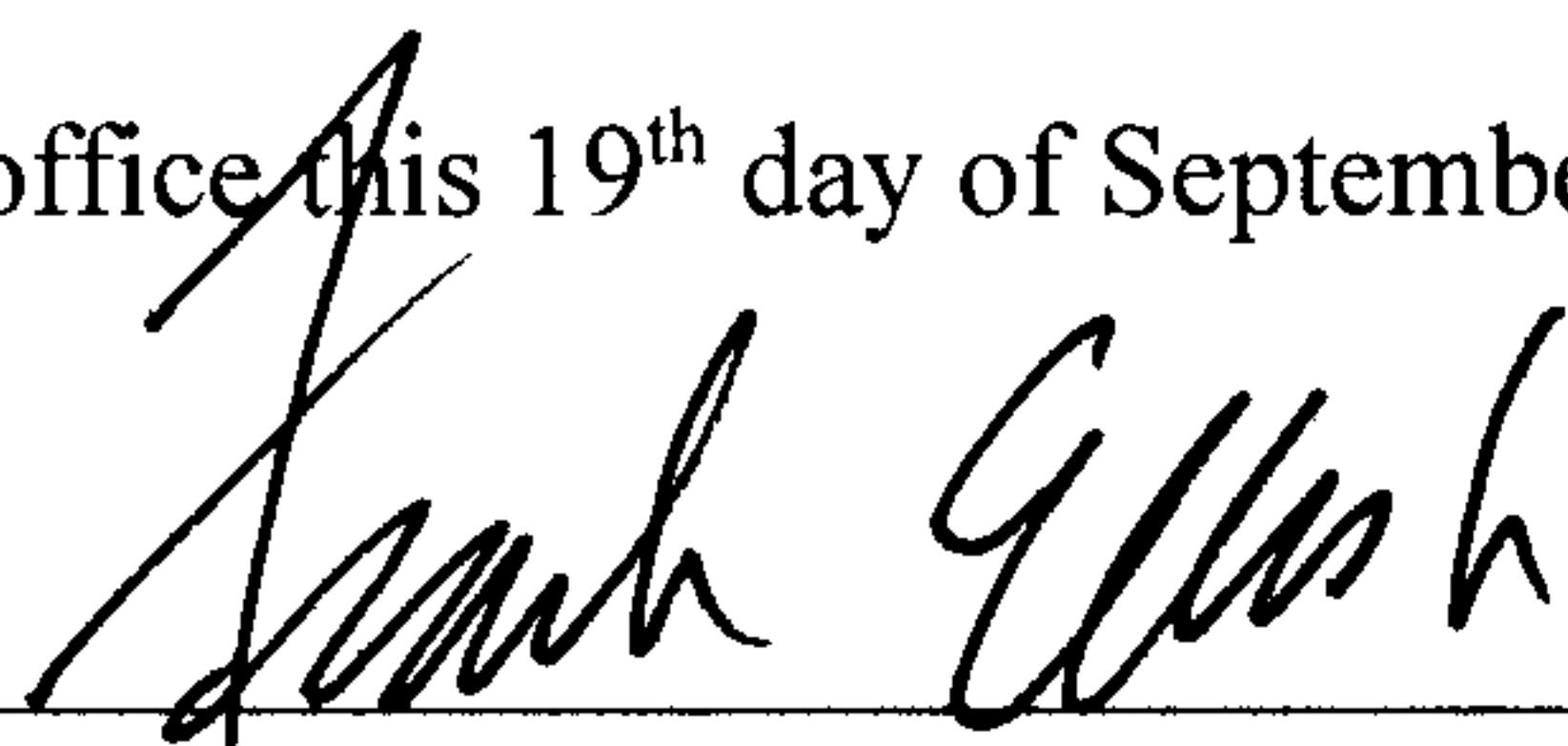


Gail J. Owen

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said state-at-large, do hereby certify that Gail J. Owen, whose name is signed to the foregoing certificate as Grantor, and who is known to me, acknowledged before me on this date that being duly informed of the contents of said certificate, executed the same voluntarily as such individual with full authority thereof.

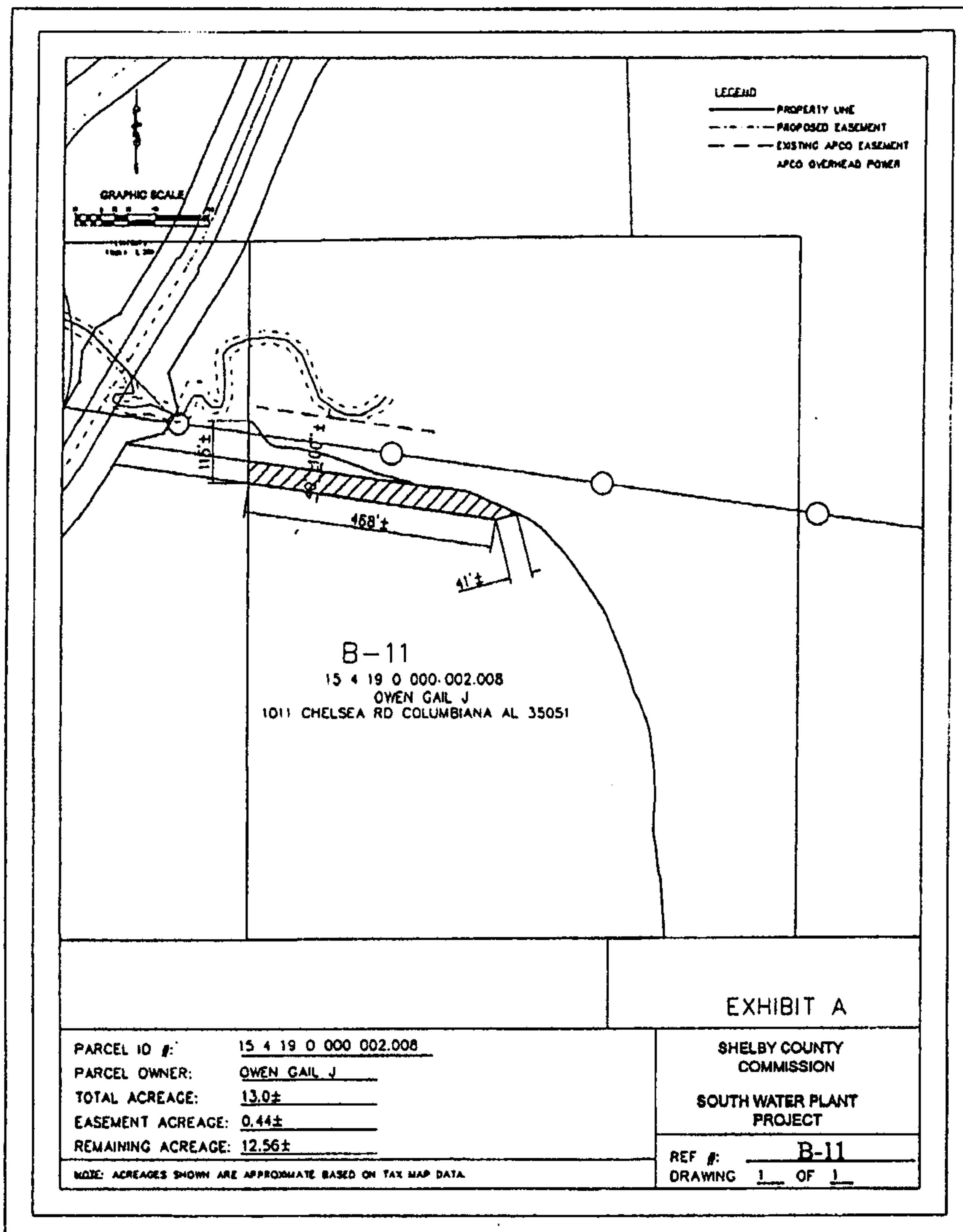
GIVEN under my hand and official seal of office this 19th day of September, 2007.



Notary Public for the State of Alabama
My Commission Expires: 9-9-09

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Shelby Cnty Judge of Probate, AL
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Tract Sketch (not to scale):



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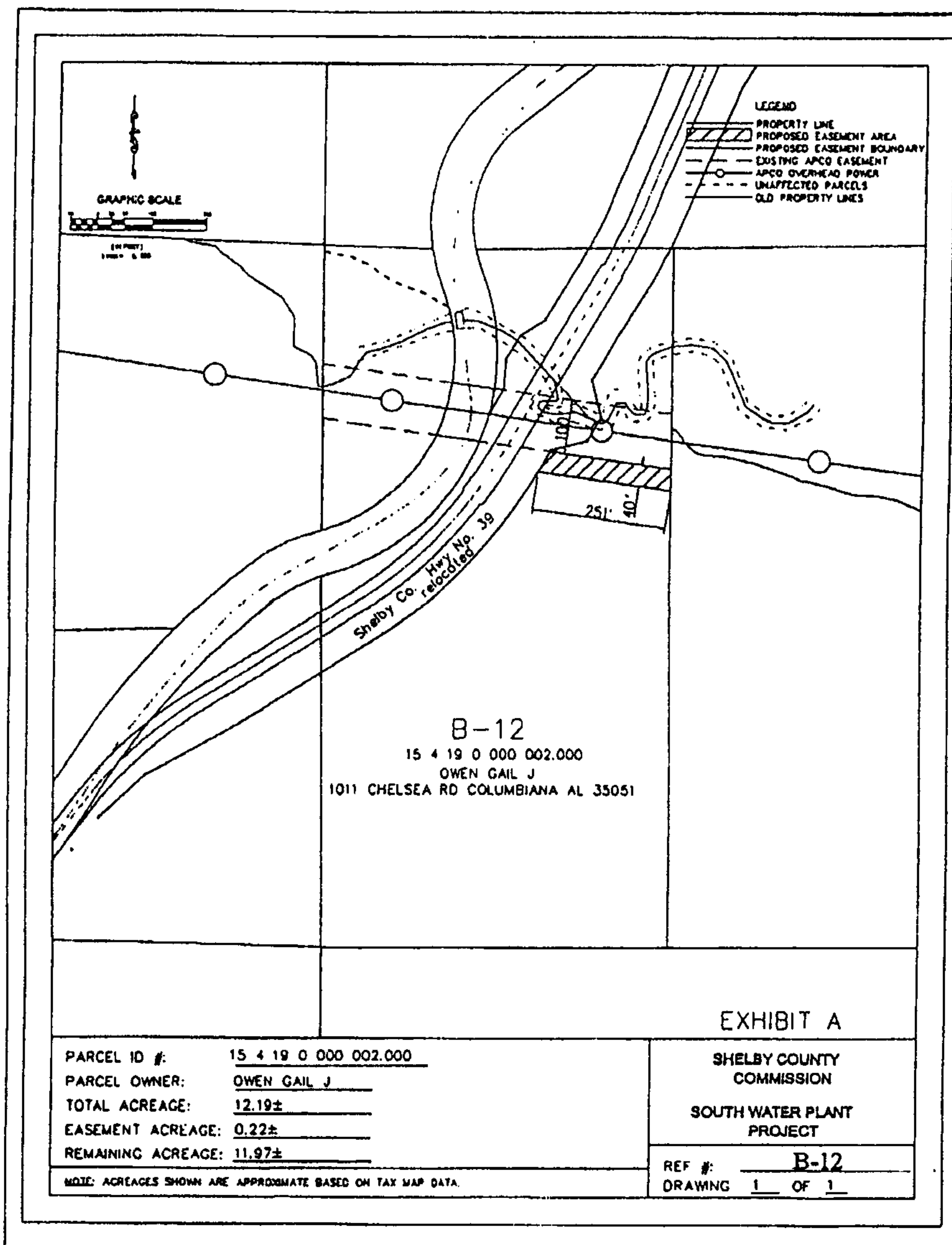


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Exhibit "A"

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Tract Sketch (not to scale):

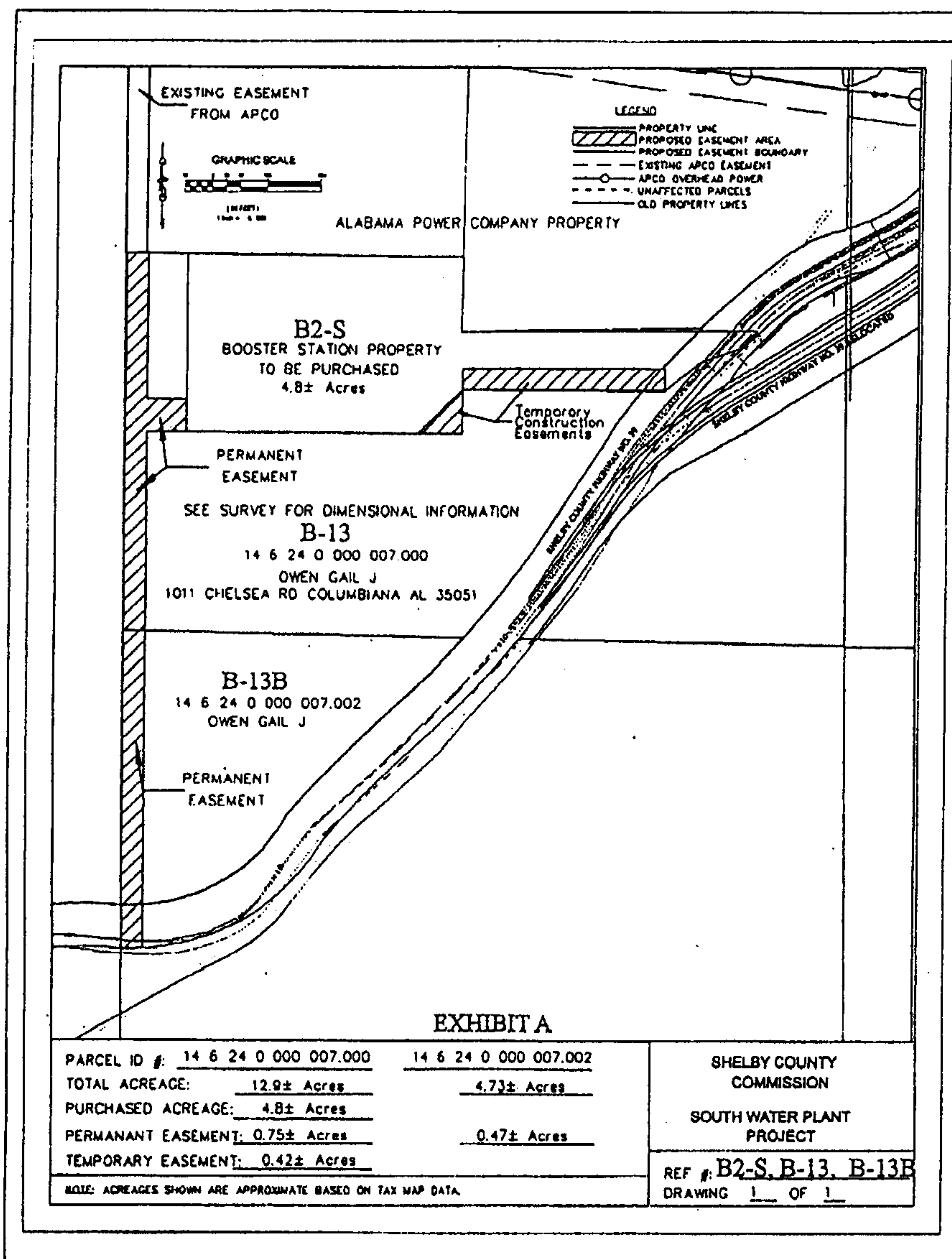


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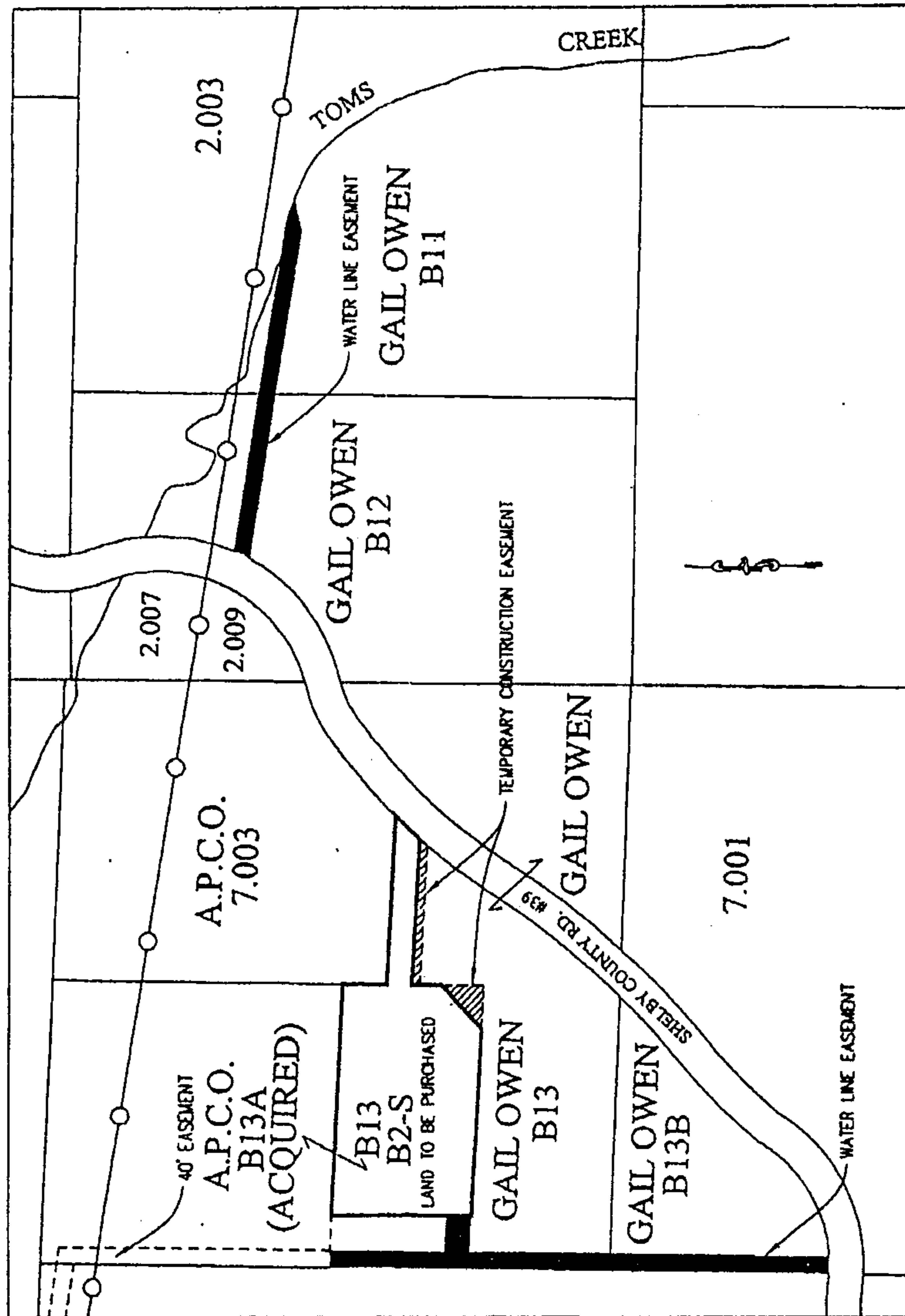


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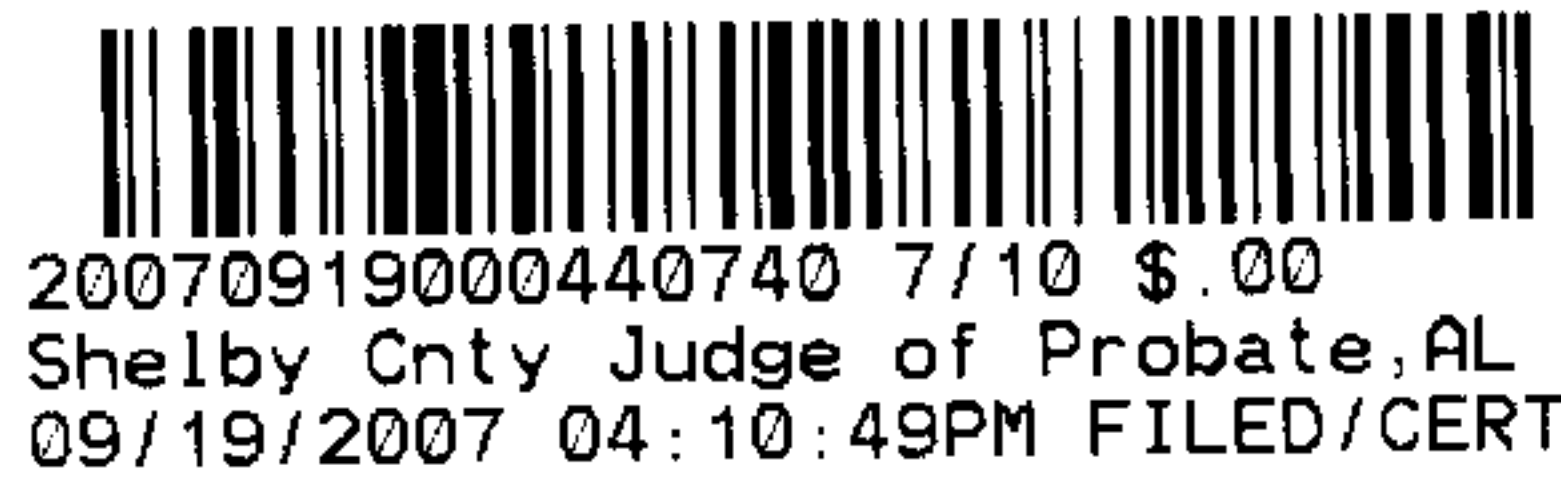
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Tract Sketch (not to scale):



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**Project Easement Reference: B11****Description:**

A 40 foot utility easement for the construction, installation, protection, and maintenance of a water line, water lines, pipe lines, structures, facilities, appurtenances, utilities, and other public purposes related thereto, situated in the West 1/2 of the West 1/2 of the SE 1/4 of the NW 1/4, and the East 1/2 of the SW 1/4 of the NW 1/4 of Section 19, Township 20 South, Range 1 West, and South and West of the centerline of Tom's Creek, Shelby County, Alabama, being more particularly described as follows:

Lying South of, also parallel and adjacent to the South line of the Alabama Power Company Transmission Line Easement as recorded in the Office of the Judge of Probate of Shelby County, Alabama. Said easement contains 0.44 acres more or less.

Project Easement Reference: B12**Description:**

A 40 foot utility easement for the construction, installation, protection, and maintenance of a water line, water lines, pipe lines, structures, facilities, appurtenances, utilities, and other public purposes related thereto, situated in the West 1/2 of the SW 1/4 of the NW 1/4 of Section 19, Township 20 South, Range 1 West, Shelby County, Alabama being more particularly described as follows:

A 40 foot strip of land, Lying East of relocated Shelby County Highway No. 39 and South of, also parallel and adjacent to the South line of the Alabama Power Company Transmission Line Easement as recorded in the Office of the Judge of Probate of Shelby County, Alabama. Said easement contains 0.22 acres more or less.

Project Easement Reference: B13 AND B13B**Description:**

A 40 foot utility easement to be used for the construction, installation, protection, and maintenance of a water line, water lines, pipe lines, structures, facilities, appurtenances, utilities, and other public purposes related thereto, situated in the Southeast 1/4 of the Northeast 1/4 and part of the Northeast 1/4 of the Southeast 1/4, both in Section 24, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Part of the Southeast 1/4 of the Northeast 1/4 and part of the Northeast 1/4 of the Southeast 1/4, both in Section 24, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

From the Northwest corner of the Southeast 1/4 of the Northeast 1/4 of said Section 24, run in a Southerly direction along the West line of said 1/4 - 1/4 section for a distance of 700.66 feet to an existing 2 1/2" capped iron, being the point of beginning; thence turn an angle to the right of 0° 01' 05" and run in a Southerly direction for a distance of 1,285.20 feet to an existing railroad spike in

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Exhibit "A"

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the center of the road, known as Shelby County Road #39; thence turn an angle to the left of $89^{\circ} 13' 03''$ and run in an Easterly direction for a distance of 40.0 feet to an existing nail in the center of Shelby County Road #39; thence turn an angle to the left of $90^{\circ} 46' 57''$ and run in a Northerly direction along the line 40 feet East of and parallel with the $\frac{1}{4}$ section line for a distance of 954.22 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $92^{\circ} 11' 29''$ and run in an Easterly direction for a distance of 72.04 feet to an existing iron rebar set by Weygand; thence turn an angle to the left of $92^{\circ} 12' 34''$ and run in a Northerly direction for a distance of 60.04 feet to an existing iron rebar set by Weygand; thence turn an angle to the left of $87^{\circ} 47' 26''$ and run in a Westerly direction for a distance of 72.03 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $87^{\circ} 48' 31''$ and run in a Northerly direction for a distance of 271.48 feet; thence turn an angle to the left and run in a Westerly direction for a distance of 40.0 feet, more or less, to the point of beginning. Less and except any part lying in a road right-of-way. Said easement contains 1.22 acres more or less.

Project Real Property Reference: B2S Booster Station Site

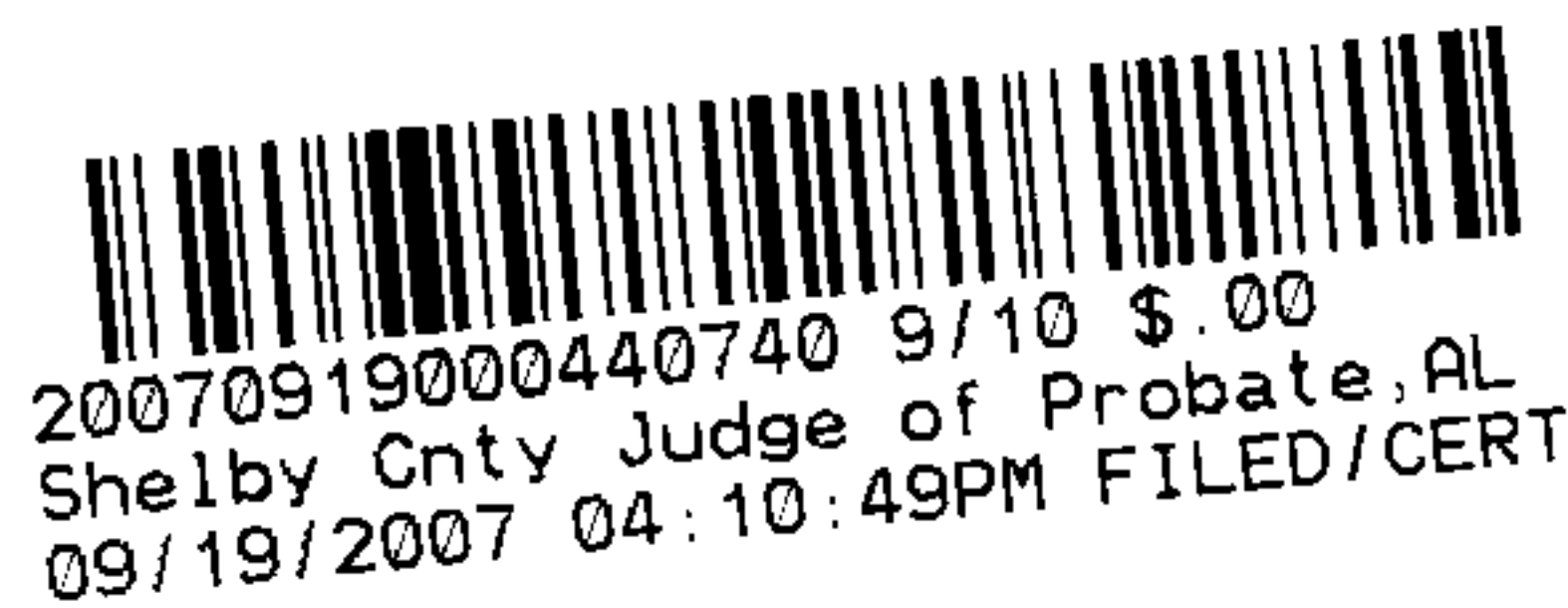
Description:

Fee simple ownership acquisition of the following described property: For the construction, operation, and maintenance of a water booster station, the construction, installation, protection, and maintenance of a water line, water lines, pipe lines, structures, facilities, appurtenances, utilities, and other public purposes related thereto. Said property being more particularly described as follows:

Part of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 24, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

From the Northwest corner of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 24, Township 20 South, Range 2 West, run in a Southerly direction along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ section for a distance of 700.66 feet; thence turn an angle to the left of $87^{\circ} 47' 26''$ and run in an Easterly direction for a distance of 111.97 feet to an existing iron rebar set by Weygand being the point of beginning; thence continue in an Easterly direction along the last mentioned course for a distance of 535.00 feet to an existing $2\frac{1}{2}''$ capped iron; thence turn an angle to the right of $87^{\circ} 00' 50''$ and run in a Southerly direction for a distance of 100.0 feet to an existing $2\frac{1}{2}''$ capped iron; thence turn an angle to the left of $87^{\circ} 01' 08''$ and run in an Easterly direction for a distance of 523.48 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $144^{\circ} 52' 24''$ and run in a Southwesterly direction for a distance of 46.70 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $14^{\circ} 01' 10''$ and run in a Southwesterly direction for a distance of 82.56 feet to an existing mag nail; thence turn an angle to the left of $31^{\circ} 25' 05''$ and run in a Southwesterly direction for a distance of 77.73 feet to an existing mag nail and to the point of beginning of a curve, said curve being concave in a Southeasterly direction, having a central angle of $0^{\circ} 24' 28''$ and a radius of 850.0 feet; thence turn an angle to the right of $12^{\circ} 11' 19''$ to the chord of said curve and run in a Southwesterly direction along the arc of said curve for a distance of 6.05 feet to an existing mag nail set by Weygand; thence turn an angle to the right of $127^{\circ} 21' 20''$ from last mentioned chord line and run in a Northerly direction for a distance of 42.26 feet to an existing iron rebar set by Weygand;

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thence turn an angle to the left of $87^{\circ} 01' 08''$ and run in a Westerly direction for a distance of 350.0 feet to an existing iron rebar set by Weygand; thence turn an angle to the left of $92^{\circ} 58' 52''$ and run in a Southerly direction for a distance of 50.0 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $45^{\circ} 00'$ and run in a Southwesterly direction for a distance of 134.54 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $47^{\circ} 59' 10''$ and run in a Westerly direction for a distance of 444.22 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $87^{\circ} 47' 26''$ and run in a Northerly direction for a distance of 330.0 feet, more or less, to the point of beginning. Containing 4.8 acres, more or less.

Project Easement Reference: B2S-TCE (Temporary Easement Only)

Description:

The right to grade and a 50 foot temporary construction easement to be used for the construction, installation, protection, earth grading and maintenance of a water booster station, water line, water lines, pipe lines, structures, facilities, appurtenances, utilities, and other public purposes related thereto, situated in the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ and part of the Northeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$, both in Section 24, Township 20 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

From the Northwest corner of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 24, Township 20 South, Range 2 West, run in a Southerly direction along the West line of said $\frac{1}{4}$ - $\frac{1}{4}$ section for a distance of 700.66 feet; thence turn an angle to the left of $87^{\circ} 47' 26''$ and run in an Easterly direction for a distance of 111.97 feet to an existing iron rebar set by Weygand; thence continue in an Easterly direction along the last mentioned course for a distance of 535.00 feet to an existing $2\frac{1}{2}''$ capped iron; thence turn an angle to the right of $87^{\circ} 00' 50''$ and run in a Southerly direction for a distance of 100.0 feet to an existing $2\frac{1}{2}''$ capped iron; thence turn an angle to the left of $87^{\circ} 01' 08''$ and run in an Easterly direction for a distance of 523.48 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $144^{\circ} 52' 24''$ and run in a Southwesterly direction for a distance of 46.70 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $14^{\circ} 01' 10''$ and run in a Southwesterly direction for a distance of 82.56 feet to an existing mag nail; thence turn an angle to the left of $31^{\circ} 25' 05''$ and run in a Southwesterly direction for a distance of 77.73 feet to an existing mag nail and to the point of beginning of a curve, said curve being concave in a Southeasterly direction, having a central angle of $0^{\circ} 24' 28''$ and a radius of 850.0 feet; thence turn an angle to the right of $12^{\circ} 11' 19''$ to the chord of said curve and run in a Southwesterly direction along the arc of said curve for a distance of 6.05 feet to an existing mag nail set by Weygand being the point of beginning; thence turn an angle to the right of $127^{\circ} 21' 20''$ from last mentioned chord line and run in a Northerly direction for a distance of 42.26 feet to an existing iron rebar set by Weygand; thence turn an angle to the left of $87^{\circ} 01' 08''$ and run in a Westerly direction for a distance of 350.0 feet to an existing iron rebar set by Weygand; thence turn an angle to the left of $92^{\circ} 58' 52''$ and run in a Southerly direction for a distance of 50.0 feet to an existing iron rebar set by Weygand; thence turn an angle to the right of $45^{\circ} 00'$ and run in a Southwesterly direction for a distance of 134.54 feet to an existing iron rebar set by Weygand; thence turn an angle to the left of $132^{\circ} 00' 50''$ and run in an Easterly direction for a distance of 95.26' to a point; thence turn an angle to the left of $87^{\circ} 00' 50''$ and run in an Northerly direction for a distance of 100.09' to an existing iron

Handwritten initials or signature.

bar set by Weygand; thence turn an angle to the right of $87^{\circ}00'27''$ and run in an Easterly direction for a distance of 340.61' to a point on the western right of way line of Shelby County Highway 39; thence run in Northeasterly direction along said Highway 39 right of way for a distance of 11.90 feet more or less to the Point of Beginning.

The above temporary construction easement shall remain in effect and Shelby County shall have the right of use and possession thereof until the subject project is completed and completion is certified by Shelby County, not to exceed five years from the date of acquisition thereof.


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