

STATE OF ALABAMA
COUNTY OF Shelby

8416-I-AL
(06-2007)

Preparer's name and address:

Becky Grinder
118 Cedar Cove Dr.
Pelham, AL. 35124

Grantee's Address:

BellSouth Telecommunications, Inc. d/b/a AT&T Alabama
3196 Highway 280
Room 102N
Birmingham, AL. 35243

EASEMENT

For and in consideration of Two hundred fifty dollars (\$ 250.00) and other good and valuable consideration, the adequacy and receipt of which is hereby acknowledged, the undersigned owner(s) of the premises described below, (hereinafter referred to as "Grantor"), do(es) hereby grant to **BellSouth Telecommunications, Inc., a Georgia corporation, d/b/a AT&T Alabama**, and its parent and its and its parent's direct and indirect affiliates, subsidiaries, agents, attorneys, employees, officers, directors, servants, insurance carriers, licensees, successors, and assigns (hereinafter referred to as "Grantee"), an easement to construct, operate, maintain, add, and/or remove such systems of communications (including broadcast), facilities, standby generators and associated fuel supply systems as a means of providing uninterrupted service during commercial power outages, and related items as the Grantee may from time to time deem necessary in the conduct of its business upon, over, and under a portion of the lands described in Deed Book 20020337780000000, page , Shelby County, Alabama Records, and, to the fullest extent the Grantor has the power to grant, upon, over, along, and under the roads, streets, or highways adjoining or through said property. The said easement is more particularly described as follows:

All that tract or parcel of land lying in Section 10, Township 18S, Range 01E, Huntsville Meridian, Shelby County, State of Alabama, consisting of a (☒ strip) (☐ parcel) of land approximately 450 ft running across property along Whipperwill Rd. 5ft each side of buried cable as shown on attached drawing and hereby made a part of this document. Attachment A.

The following rights are also granted: the exclusive right to allow any other person, firm, or corporation to attach wires or lay cable or conduit or other appurtenances upon, over, and under said easement for communications (including broadcast) or electric power transmission or distribution; ingress to and egress from said easement at all times; the right, but not the obligation, to clear the easement and keep it cleared of all trees, undergrowth, or other obstructions; the right, but not the obligation, to trim and cut and keep trimmed and cut all dead, weak, leaning, or dangerous trees or limbs outside the easement which might interfere with or fall upon the lines or systems of communication or power transmission or distribution; the right to relocate said facilities, systems of communications, or related services on said lands to conform to any future highway relocation, widening, or improvements; the right to test and maintain generators and associated equipment; and the right to allow any other person, firm, or corporation to provide for fuel/energy distribution to equipment placed on the site.

To have and to hold the above granted easement unto BellSouth Telecommunications, Inc. d/b/a AT&T Alabama, and its parent and its and its parent's direct and indirect affiliates, subsidiaries, agents, attorneys, employees, officers, directors, servants, insurance carriers, licensees, successors, and assigns forever and in perpetuity.

Grantor warrants that Grantor is the true owner of record of the above described land on which the aforesaid easement is granted.

PMT 85180



20081110000434470 2/3 \$17.50
Shelby Cnty Judge of Probate, AL
11/10/2008 09:47:09AM FILED/CERT

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SPECIAL STIPULATIONS OR COMMENTS:

The following special stipulations shall control in the event of conflict with any of the foregoing easement

*ATQ to place silt fence before digging to prevent runoff
to lake. Thanks!*

In witness whereof, the undersigned has/have caused this instrument to be executed on the 10th day of
June, 2008.

Signed, sealed and delivered in the presence of:

Witness
(Print Name)

SKH
Grantor Scott A. Koplon L. S.
(Print Name and Address) 8125 Parkway Dr.
Leeds, AL. 35094

Witness
(Print Name)

Amy Koplon
Grantor Amy Koplon L. S.
(Print Name and Address) 8125 Parkway Dr.
Leeds, AL. 35094

State of Alabama, County of Shelby

I, Rebecca Grinder, Notary Public in and for said County in Alabama,
hereby certify that Scott A. and Amy Koplon
whose name 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/she executed the same voluntarily on the day the same bears date.

Witness my hand and official seal in the County and State last aforesaid this 10th day of June, 2008.

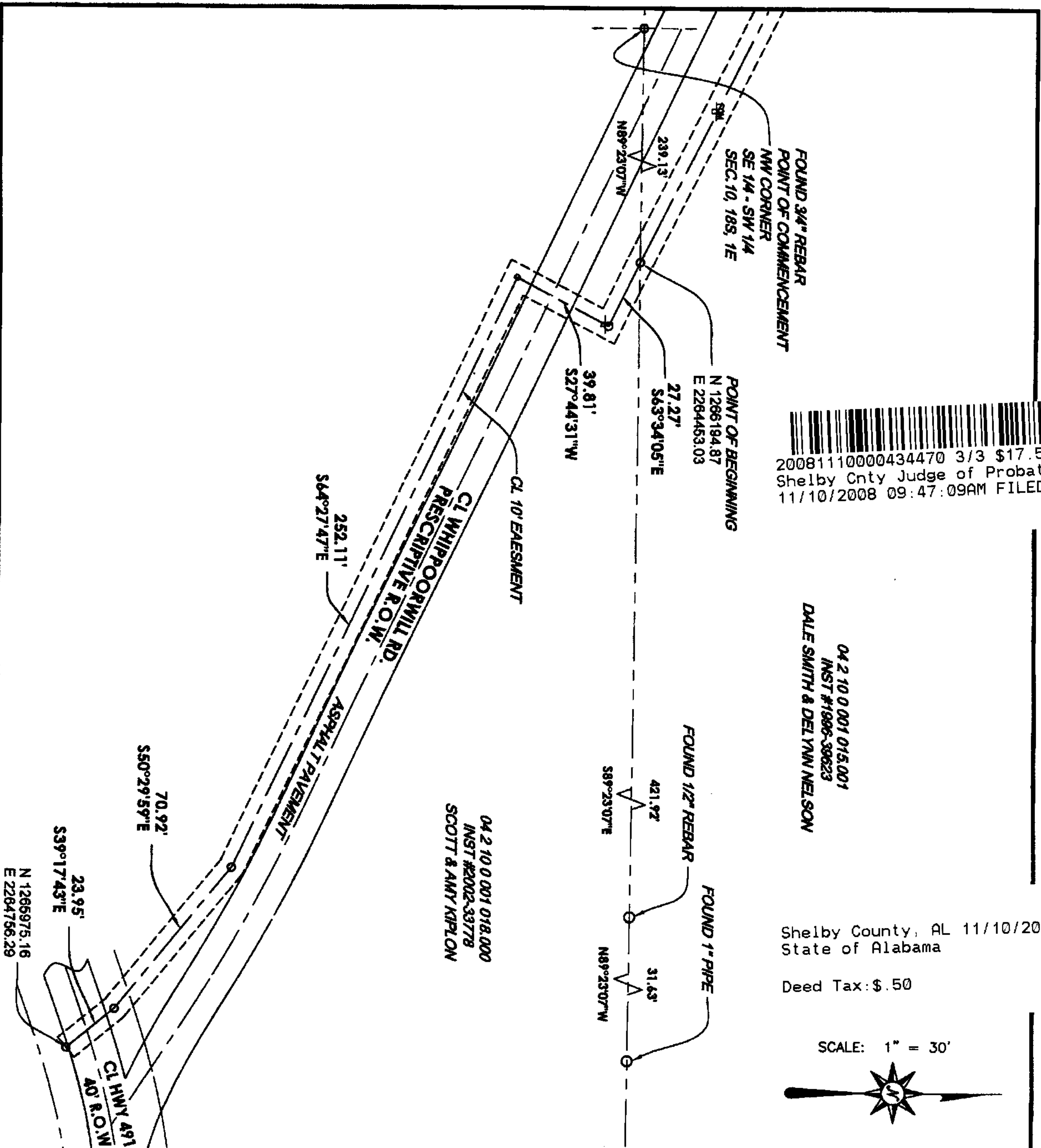
Rebecca Grinder
Notary Public
(Print Name) Rebecca Grinder

My Commission Expires: 08/22/11

TO BE COMPLETED BY GRANTEE

District	FRC	Wire Center/NXX	Authority
Drawing	Area Number	Plat Number	RWID
Parcel ID	Approval	Title	

ATTACHMENT A



20081110000434470 3/3 \$17.50
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04 2 10 0 001 015.001
INST #1986-39623
DALE SMITH & DELYNN NELSON

Shelby County, AL 11/10/2008
State of Alabama

Deed Tax: \$.50

SCALE: 1" = 30'



DESCRIPTION:
A TRACT OF LAND SITUATED IN THE SOUTHWEST 1/4 OF SECTION 10,
TOWNSHIP 18 SOUTH, RANGE 1 EAST, SHELBY COUNTY, ALABAMA,
BEING MORE PARTICULARLY DESCRIBED AS
FOLLOWS:

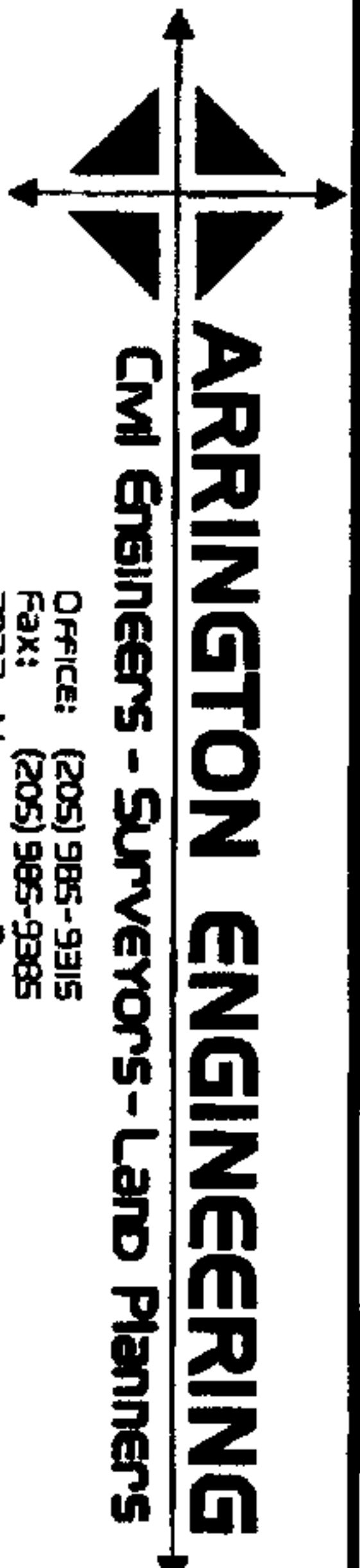
COMMENCE AT THE NORTHWEST CORNER OF THE SOUTHEAST 1/4
OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 18 SOUTH,
RANGE 1 EAST, SHELBY COUNTY, ALABAMA; THENCE RUN SOUTH
86°29'07" EAST ALONG THE NORTH LINE OF SAID 1/4 - 1/4 SECTION
FOR 238.13 FEET TO THE POINT OF BEGINNING OF SAID BELLSOUTH
EASEMENT CENTERLINE; THENCE RUN SOUTH 83°34'06" EAST FOR
27.27 FEET; THENCE RUN SOUTH 27°44'31" WEST FOR 39.81 FEET;
THENCE RUN SOUTH 64°27'47" EAST FOR 282.11 FEET; THENCE RUN
SOUTH 80°29'38" EAST FOR 70.92 FEET; THENCE RUN SOUTH 39°17'43"
EAST FOR 23.95 FEET TO THE END OF SAID EASEMENT CENTERLINE.
SAID TRACT OF LAND CONTAINING 4,138.22 SQUARE FEET.

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.

SURVEYOR
JEFF A. ARRINGTON
ALABAMA NO. 18884
DATE 9-2-08



SHEET 4 OF 4
WORK AUTHORIZATION NUMBER: AE2008-85180



Office: (205) 985-5315
Fax: (205) 985-5385
2032 Valleydale Road
Birmingham, AL 35244

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