

EASEMENT - DISTRIBUTION FACILITIES

STATE OF ALABAMA

COUNTY OF Shelby

W.E. No. A6272-00-CV09

APCO Parcel No. 70227689

Transformer No. 8689

This instrument prepared by: J. McElroy

Alabama Power Company
P. O. Box 2641
Birmingham, Alabama 35291

\$ 500.00

Shelby County, AL 12/30/2009

State of Alabama

Deed Tax : \$.50



20091230000476220 1/2 \$14.50
Shelby Cnty Judge of Probate, AL
12/30/2009 01:29:33 PM FILED/CERT

A. GRANT KNOW ALL MEN BY THESE PRESENTS, That R. Donald Plosser and wife
Annie S. Plosser

as grantor (s), (the "Grantor", whether one or more) for and in consideration of One and No/100 (\$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.

B. RIGHTS The easements, rights and privileges granted hereby are as follows:

1. **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 selected by the Company which is generally shown on the Company's drawing, attached hereto and made a part hereof, (which shows the general location of underground Facilities, if any, by indicating an area not greater than ten feet (10') in width), all poles, towers, wires, conduits, fiber optics, cables, communication lines, 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 communication, and also the right to clear and keep clear a strip of land extending five feet (5') to each side of the center line of underground Facilities and fifteen feet (15') to each 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.

2. **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 said route as selected by the Company generally shown on said 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.

3. **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 said route selected by the Company generally shown on said 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 mean, the following described real property situated in Shelby County, Alabama (the "Property"):

Lot 14 of Pumpkin Hollow as shown on MB 18 page 54
in the Probate Office of Shelby County Alabama; in the NW 1/4 of the
SE 1/4 of Section 30, Township 18 South, Range 2 East

D. **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 undersigned Grantor(s) has/have set his/her/their hand(s) and seal(s) this the 22nd day of November, 2009.

[Signature]
Witness

[Signature]
Witness

[Signature]
Witness

[Signature] (SEAL)
(Grantor)

[Signature] (SEAL)
(Grantor)

By: _____ (SEAL)
As: _____

For Alabama Power Company Corporate Real Estate Department Use Only

All facilities on Grantor: ☒ Station to Station: _____

SKETCH OF PROPOSED WORK - SIMPLIFIED W.E.

Map Center UTM
1806264 12143793

Map Center LatLon
33.451149 -86.456085

Customer ANDY CHAUVIN	Location 381 PUMPKIN HOLLOW RD.	Cmted. Svc Date	Callback	Charge No. A6272 00 CV09
Region PD ANNISTON	District OAK GROVE	City STERRETT	Created: 11/16/2009	UserID sahester
County Shelby	Section 20	Township 18S	Range 02E	Patch Request Required YES _____ NO _____
Acquisition Agent	Date R/W Assigned	Date R/W Cleared 11-30-09	X- 21228	Y- EB1383

Tracking No. 6	Mtr. #:	Reading:
Const. Completed By:	Date:	
CATV Transfer: Poles	Date:	Charge: \$

20091230000476220 2/2 \$14.50
Shelby Cnty Judge of Probate, AL
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