

20100126000024760 1/3 \$37.00  
Shelby Cnty Judge of Probate, AL  
01/26/2010 10:18:28 AM FILED/CERT

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 Twenty thousand dollars (\$ 20,000.00 ) 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 20030030547000000, 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 28, Township 19S, Range 02W, Huntsville Meridian, Shelby County, State of Alabama, consisting of a ( ☐ strip ) ( ☒ parcel ) of land 20 ft x 20 ft with a 12 ft x 15 ft parking access and a 5 ft strip for buried cable to Hwy 25 ROW as shown on attached survey 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.

State of Alabama  
Deed Tax : \$20.00

PMT 1297825



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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  
**Grantor agrees to grant Alabama Power an easement if needed to provide service to the AT&T easement without additional compensation. AT&T agrees to build privacy fence along property line as required by city for buffer zone. If access road has to be widen, owner agrees to provide another parking easement with no additional compensation. ROAD CAN NEVER BE BLOCKED.**

In witness whereof, the undersigned has/have caused this instrument to be executed on the 20<sup>th</sup> day of November, 2009.

Signed, sealed and delivered in the presence of:

\_\_\_\_\_  
Witness  
(Print Name) \_\_\_\_\_

James E. Gill Jr. L. S.  
Grantor James Gill Jr.  
(Print Name and Address) PO Box 187  
Harpersville, AL. 35078

\_\_\_\_\_  
Witness  
(Print Name) \_\_\_\_\_

Janet Gill L. S.  
Grantor Janet Gill  
(Print Name and Address) PO Box 187  
Harpersville, AL. 35078

State of Alabama, County of Shelby

I, Rebecca Grinder, Notary Public in and for said County in Alabama, hereby certify that James Jr. and Janet Gill 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 20<sup>th</sup> day of November, 2009.

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

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LEGEND	
P.O.B.	POINT OF BEGINNING
U	UTILITY POLE
Y	GUY WIRE
C/L	CENTERLINE
OE	OVERHEAD ELECTRIC
ASPHALT	ASPHALT

CONTROL DATA		
ID	NORTH	EAST
(1)	N 1218607.02	E 2292950.88
(2)	N 1218591.67	E 2292938.05
(3)	N 1218604.50	E 2292922.71
(4)	N 1218619.84	E 2292935.53

NOTE: ALL IRONS ARE SET #18664

DESCRIPTION AT&T SITE:  
A TRACT OF LAND SITUATED IN THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 19 SOUTH, RANGE 2 EAST, SHELBY COUNTY ALABAMA, BEING BETTER DESCRIBED AS FOLLOWS:  
COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 28; THENCE NORTH 00°22'19" EAST ALONG THE WEST LINE OF THE SOUTHEAST 1/4, A DISTANCE OF 1,522.69 FEET; THENCE NORTH 87°50'13" EAST, A DISTANCE OF 627.46 FEET; THENCE SOUTH 00°04'38" WEST, A DISTANCE OF 406.32 FEET; THENCE SOUTH 39°52'44" WEST, A DISTANCE OF 45.58 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 39°52'44" WEST, A DISTANCE OF 20.00 FEET; THENCE NORTH 50°07'16" WEST, A DISTANCE OF 20.00 FEET; THENCE NORTH 39°52'44" EAST, A DISTANCE OF 20.00 FEET; THENCE SOUTH 50°07'16" EAST, A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING. CONTAINING 400.00 SQUARE FEET OR 0.0082 ACRES, MORE OR LESS.

TOGETHER WITH A PARKING EASEMENT BEING DESCRIBED AS FOLLOWS:  
COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 28; THENCE NORTH 00°22'19" EAST ALONG THE WEST LINE OF THE SOUTHEAST 1/4, A DISTANCE OF 1,522.69 FEET; THENCE NORTH 87°50'13" EAST, A DISTANCE OF 627.46 FEET; THENCE SOUTH 00°04'38" WEST, A DISTANCE OF 406.32 FEET; THENCE SOUTH 39°52'44" WEST, A DISTANCE OF 86.58 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 39°52'44" WEST, A DISTANCE OF 15.00 FEET; THENCE NORTH 50°07'16" WEST, A DISTANCE OF 12.00 FEET; THENCE NORTH 39°52'44" EAST, A DISTANCE OF 15.00 FEET; THENCE SOUTH 50°07'16" EAST, A DISTANCE OF 12.00 FEET TO THE POINT OF BEGINNING. CONTAINING 180.00 SQUARE FEET OR 0.0041 ACRES, MORE OR LESS.

TOGETHER WITH A BURIED CABLE EASEMENT BEING DESCRIBED AS FOLLOWS:  
COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 28; THENCE NORTH 00°22'19" EAST ALONG THE WEST LINE OF THE SOUTHEAST 1/4, A DISTANCE OF 1,522.69 FEET; THENCE NORTH 87°50'13" EAST, A DISTANCE OF 627.46 FEET; THENCE SOUTH 00°04'38" WEST, A DISTANCE OF 406.32 FEET; THENCE SOUTH 39°52'44" WEST, A DISTANCE OF 86.58 FEET; THENCE SOUTH 41°39'49" EAST A DISTANCE OF 106.16 FEET TO A POINT ON THE NORTHWESTERLY ROAD RIGHT OF WAY OF ALABAMA HIGHWAY NO. 25; THENCE SOUTH 33°11'31" WEST ALONG SAID ROAD RIGHT OF WAY A DISTANCE OF 2.59 FEET TO THE POINT OF BEGINNING OF A 5 FOOT EASEMENT BEING 2.5 FEET EACH OF THE FOLLOWING DESCRIBED CENTERLINE; THENCE NORTH 41°39'49" WEST, A DISTANCE OF 110.46 FEET TO THE END OF SAID EASEMENT CENTERLINE.

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 D. Arrington* 10-28-09  
JEFF D. ARRINGTON  
ALABAMA NO. 18664  
DATE



WORK AUTHORIZATION NUMBER:  
AE2009-1297825

**ARRINGTON ENGINEERING**  
Civil Engineers - Surveyors - Land Planners

Office: (205) 985-9315  
Fax: (205) 985-9385  
2032 Valleydale Road  
Birmingham AL 35244

LINE TABLE		
LINE	LENGTH	BEARING
L1	20.00	S39°52'44"W
L2	20.00	N50°07'16"W
L3	20.00	S39°52'44"E
L4	20.00	S50°07'16"E
L5	15.00	S39°52'44"W
L6	12.00	N50°07'16"W
L7	15.00	N39°52'44"E
L8	12.00	S50°07'16"E
L9	2.59	S33°11'31"W
L10	110.46	N41°39'49"W