



20130711000283100 1/3 \$20.50
Shelby Cnty Judge of Probate, AL
07/11/2013 11:14:50 AM FILED/CERT



20130620000654920 1/3
Bk: LR201315 Pg: 7088
Jefferson County, Alabama
I certify this instrument filed on:
06/20/2013 09:45:27 AM D
Judge of Probate- Alan L. King

8416-I AL
(01-2013)

STATE OF ALABAMA

COUNTY OF Alabama **SHELBY**

Preparer's name and address:

Paul Mancill

2137 Rockland Drive

Hoover, Alabama 35226

Grantee's Address:

BellSouth Telecommunications, LLC, d/b/a AT&T Alabama

3196 Highway 280

Room 102N

Birmingham, AL 35243

EASEMENT

For and in consideration of twenty five hundred dollars (\$ 2500.00) 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, LLC, a Georgia limited liability company, 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 20061229000634380, 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 3, Township 19S, Range 1W, Huntsville Meridian, Shelby County, State of Alabama, consisting of a (☐ strip) (☒ parcel) of land 30 feet by 30 feet plus ingress and egress access located on Highland Village Drive as shown on attached survey labeled Attachment A, herin made a part of this document.

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 conduct site evaluations and/or other above and below ground tests and surveys deemed necessary by Grantee, 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, LLC, 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.

SPECIAL STIPULATIONS OR COMMENTS:

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

In witness whereof, the undersigned has/have caused this instrument to be executed on the 19 day of JUNE, 2013.

Signed, sealed and delivered in the presence of:

Village at Highland Lakes Inc.

Name of Company/Corporation

Witness

(Print Name)

(Address) 2700 Highway 280 S. Suite 425

Birmingham, Alabama 35223

Witness

(Print Name)

By: Douglas D. Eckleman

Title: PRESIDENT

Attest: _____

State of Alabama, County of Jefferson

I, Brandy K. Parsons, Notary Public in and for said County in Alabama, hereby certify that Douglas D. Eckleman

whose name as President of the Village at Highland Lakes, a company/corporation,

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, as such officer and with full authority, executed the same voluntarily for and as the act of said company/corporation.

Given under my hand this 19 day of June, 2013.

Brandy K. Parsons
Notary Public
(Print Name) Brandy K. Parsons

My Commission Expires: 4/4/14

TO BE COMPLETED BY BELL SOUTH TELECOMMUNICATIONS, LLC.

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

\\G:\2013 PROJECTS\52227 - BELLSOUTH EASEMENT HIGHLAND LAKES\dwg\52227.dwg