

Source of Title:

Deed Book 112, Page 772

500-00

20140428000125220 1/4 \$23.50
Shelby Cnty Judge of Probate, AL
04/28/2014 10:04:07 AM FILED/CERT

EASEMENT - DISTRIBUTION FACILITIES

STATE OF ALABAMA

COUNTY OF SHELBY

W.E. No. A6170-20-A113

APCO Parcel No. 70258032

Transformer No. XD8155

This instrument prepared by: Dean Fritz

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

Shelby County, AL 04/28/2014
State of Alabama
Deed Tax: \$.50

KNOW ALL MEN BY THESE PRESENTS, That Dantract, Inc. - Lessor

as grantor(s), (the "Grantor", whether one or more) for and in consideration of One and No/100 Dollar (\$1.00) and other good and valuable consideration paid to Grantor in hand 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 below.

Overhead and/or Underground. The right from time to time to construct, install, operate and maintain, upon, over, under and across the Property described below, all poles, towers, wires, conduits, fiber optics, cables, communication lines, trans closures, 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 communications, along a route selected by the Company, as generally shown on the Company's drawing attached hereto and made a part hereof, but which is to be determined by the actual location(s) in which the Company's facilities are installed. The width of the Company's easement will depend on whether the Facilities are underground or overhead: for underground, the easement will extend five (5) feet on each side of said Facilities as and where installed; for overhead Facilities the easement will extend fifteen (15) feet on each side of the centerline of said Facilities as and where installed. The Company is granted the right to clear, and keep clear, all trees, undergrowth and other obstructions on a strip of land extending five (5) feet from each side of said underground Facilities, and to clear, and keep clear, all trees, undergrowth and other obstructions on a strip of land extending fifteen (15) feet from each side of the centerline of said overhead Facilities; and the right in the future to install intermediate poles and facilities on said strip. Further, with respect to overhead Facilities, the Company is also granted the right to trim and cut, and keep trimmed and cut, all dead, weak, leaning or dangerous trees or limbs outside of the thirty (30) foot strip that, in the sole opinion of the Company, may now or hereafter endanger, interfere with, or fall upon any of said overhead 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 said 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, as applicable.

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"): a parcel of land located in the SW 1/4 of the SW 1/4 of Section 32, Township, 18 South, Range 1 West, more particularly described in that certain instrument recorded in deed book 112, page 772, in the office of the Judge of Probate of said County, along with Exhibit "A" attached hereto and made a part hereof.

In the event it becomes necessary or desirable for the Company from time to time 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 said 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 said Grantor, has caused this instrument to be executed by Charles W. Daniel, its authorized representative, as of the 3rd day of September, 2013.

ATTEST (if required) or WITNESS:

By: [Signature]
Its: Secretary

Dantract, Inc. - Lessor
(Grantor - Name of Corporation/Partnership/LLC)
By: [Signature] (SEAL)
Its: President
[Indicate: President, General Partner, Member, etc.]

All facilities on Grantor:

Station to Station:

Sta 4+135 to Sta 5+180

CORPORATION NOTARY

STATE OF ALABAMA

COUNTY OF Jefferson

I, Donna W. Hare, a Notary Public, in and for said County in said State, hereby certify that
Charles W. Daniel, whose name as President of
Dantract, Inc., a corporation, is signed to the foregoing instrument, and who is known to me

acknowledged before me on this day that, being informed of the contents of this instrument, he/she, as such officer and with full authority, executed the same voluntarily for and as the act of said Corporation.

Given under my hand and official seal, this the 3rd day of September, 2013

[SEAL]

Donna W. Hare
Notary Public
My commission expires: 11-3-2013

CORPORATION/PARTNERSHIP/LLC NOTARY

STATE OF ALABAMA

COUNTY OF _____

I, _____, a Notary Public in and for said County in said State, hereby certify that _____
_____, whose name as _____ of _____, [acting in its capacity as _____]
_____ is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he/she, as such _____ and with full authority, executed the same voluntarily, for and as the act of said _____ [acting in such capacity as aforesaid].

Given under my hand and official seal this the _____ day of _____, 20____.

[SEAL]

Notary Public
My commission expires: _____



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EXHIBIT "A"

Legal Description

A parcel of land situated in the Southwest Quarter of the Southwest Quarter of Section 32, Township 18 South, Range 1 West, Huntsville Meridian, Shelby County, Alabama, being more particularly described as follows;

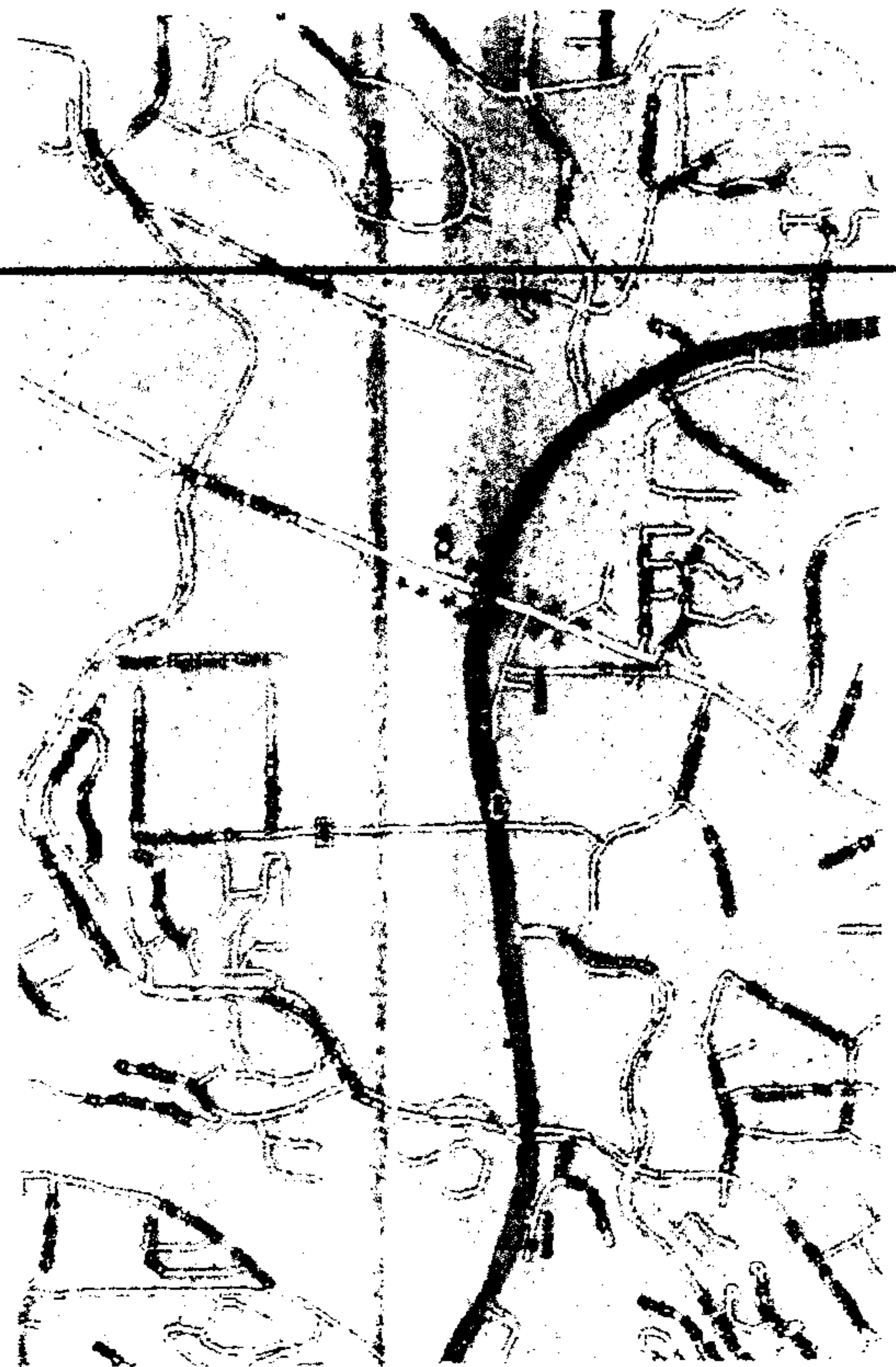
Commence at the southwest corner of Section 32, Township 18 South, Range 1 West, Huntsville Meridian, Shelby County, Alabama; thence run north along the west line of said section for a distance of 1166.45 feet (deed-1167.40 feet) to the northeasterly right-of-way line of Old U.S. Highway NO. 280 (right-of-way width: 80 feet); thence turn a deflection angle to the right of $114^{\circ}27'20''$ (deed- $114^{\circ}26'31''$) and run in a southeasterly direction along said right-of-way line for a distance of 58.64 feet (measured and deed) to the POINT OF BEGINNING; thence turn a deflection angle to the left of $114^{\circ}12'03''$ (measured and deed), and leaving said right-of-way line, run in a northerly direction for a distance of 72.07 feet (measured and deed) to an intersection with the southerly right-of-way line of U.S. Highway No. 280 (right-of-way width varies), said intersection being on a non-tangent curve to the right having a central angle of $09^{\circ}25'16''$ (Deed- $09^{\circ}25'04''$), a radius of 2699.79 feet (measured and deed), and a chord of 443.42 feet (deed-443.27 feet) which forms an interior angle to the left, as measured from the preceding course, of $85^{\circ}05'45''$; thence run in an easterly direction along said southerly right-of-way line and along the arc of said curve for a distance of 443.92 feet (deed-443.77 feet); thence turn an interior angle to the left of $122^{\circ}19'22''$ (deed- $121^{\circ}37'09''$), as measured from the chord of said curve, and run in a southeasterly direction, along said right-of-way line, for a distance of 121.93 feet (deed-123.37 feet) to an intersection with the northwesterly right-of-way line of Alabama Highway No. 119 (right-of-way width varies); thence turn an interior angle to the left of $132^{\circ}02'54''$ (deed- $131^{\circ}27'48''$) and, leaving said right-of-way line for U.S. Highway No. 280, run in a southwesterly direction along said right-of-way line for Alabama Highway No. 119 for a distance 67.03 feet (deed-65.37 feet); thence turn an interior angle to the left of $143^{\circ}38'03''$ (deed- $146^{\circ}05'00''$) and run in a southwesterly direction along said right-of-way line for a distance of 82.79 feet (deed-83.00 feet) to an intersection of said right-of-way line for Alabama Highway No. 119 and the aforementioned right-of-way line for Old U.S. Highway No. 280; thence turn an interior angle to the left of $122^{\circ}41'53''$ (deed- $121^{\circ}20'32''$) and, leaving said right-of-way line for Alabama Highway No. 119, run in a northwesterly direction along said right-of-way line for Old U.S. Highway No. 280 for a distance of 444.11 feet (measured and deed) to the POINT OF BEGINNING. Containing 75,454 square feet (1.732 acres-measured, 1.737 acres-deed), more or less.



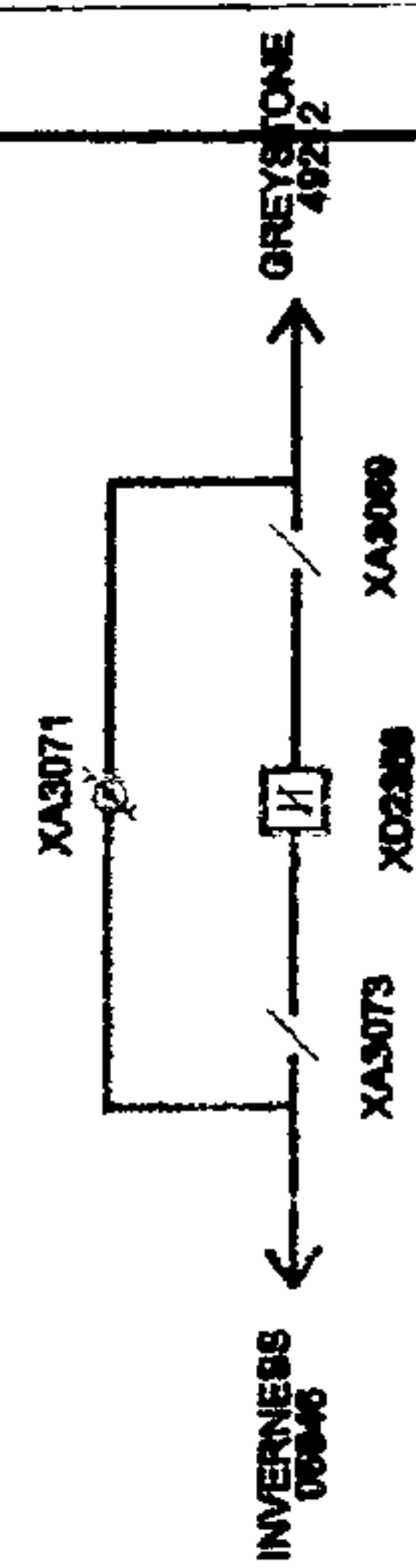
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70258032

Shelby Co.



STA 3 + 02 TO STA 6 + 02 (NW)
6.1 DEDICATED ROAD

[illegible]

DATE: _____

ANY CONSTRUCTION FIELD CHANGES
ARE SHOWN IN RED ON THIS PRINT.

[illegible]