

\$500⁰⁰



20140604000169210 1/5 \$27.00
Shelby Cnty Judge of Probate, AL
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This instrument was prepared without benefit of title evidence by:
Alabaster Water Board
Laura A. Koon, P.E.
213 1st Street North
Alabaster, AL 35007

Legal descriptions and Exhibit Map A provided by Gonzalez-Strength & Associates, Inc.

STATE OF ALABAMA
COUNTY OF SHELBY
PAGE 1 OF 5

PERMANANENT WATER EASEMENTS

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One Dollar (\$1.00) and other good and valuable consideration to the undersigned GRANTOR in hand paid by the GRANTEE, the receipt and sufficiency of which is hereby acknowledged, the undersigned, Aldi, Inc. (Alabama), an Alabama corporation, (herein referred to as GRANTOR), does grant, bargain, sell, and convey unto the Alabaster Water Board, an Alabama municipal corporation, (herein referred to as GRANTEE) a right of way and easements to install, construct, maintain, operate, repair, alter, replace, and remove waterlines, including metering facilities and any and all appliances, appurtenances, fixtures, and equipment, whether above or below ground, including, but not limited to, lines, pipes, headers, valves, with necessary housing for same and otherwise, as from time to time deemed by GRANTEE to be necessary or desirable in connection with or incidental to the conduct of GRANTEE'S business, and the operation and fulfillment of the purposes provided by this grant or conveyance, upon, over, under, through and across the following described lands situated in Shelby County, Alabama, to-wit:

A permanent 20 feet wide water easement located 10 feet on either side of the centerline of the installed water main (Water Easement A) and a permanent 20 feet wide water easement (Water Easement B) with both located on property situated in the Northeast one-quarter of Section 2, Township 21 South, Range 3 West, Alabaster, Shelby County, Alabama being a part of Lot 14 through 25 of Buck Creek Cotton Mill Subdivision as recorded in Map Book 3, Page 9 in the Office of the Judge of Probate of Shelby County, Alabama being more particularly shown on **Exhibit Map A** and described as follows:


Water Easement A

Commencing at a found Sain capped iron marking the Southeast corner of Lot 11, Block 2 Buck Creek Cotton Mill Subdivision as recorded in Map Book 3, Page 9 in the Office of the Judge of Probate of Shelby County, Alabama lying on the Westerly right of way of Simmsville Road/Shelby County Highway 11 (right of way varies) said point also lying on a curve turning to the right a radius of 830.74 feet, a central angle of 43 degrees 51 minutes 12 seconds, with a chord bearing of South 42 degrees 35 minutes 55 seconds West, and with a chord of 620.43

feet; thence run along the arc of said curve and along said Westerly right of way for a distance of 635.83 feet to a set 5/8 inch capped rebar stamped GSA CA-560LS; thence run South 65 degrees 57 minutes 18 seconds West along said Westerly right of way for a distance of 24.26 feet to the POINT OF BEGINNING of the easement herein described; thence run South 65 degrees 57 minutes 18 seconds West along said Westerly right of way for a distance of 20.02 feet to a point; thence leaving said Westerly right of way run North 26 degrees 47 minutes 17 seconds West for a distance of 1.11 feet to a point; thence run North 71 degrees 47 minutes 17 seconds West for a distance of 41.09 feet to a point; thence run South 63 degrees 12 minutes 43 seconds West for a distance of 41.17 feet to a point on the Northeasterly right of way of U.S. Highway 31 (right of way varies); thence run North 86 degrees 39 minutes 36 seconds West along said Northeasterly right of way for a distance of 33.57 feet to a set 5/8 inch capped rebar stamped GSA CA-560LS lying on a spiral curve; thence run along said spiral curve having a chord bearing of North 26 degrees 52 minutes 38 seconds West for a distance of 29.11 feet to a point; thence leaving said Northeasterly right of way and said spiral curve run South 71 degrees 47 minutes 17 seconds East for a distance of 36.71 feet to a point; thence run North 63 degrees 12 minutes 43 seconds East for a distance of 52.58 feet to a point; thence run South 71 degrees 47 minutes 17 seconds East for a distance of 57.66 feet to a point; thence run South 26 degrees 47 minutes 17 seconds East for a distance of 10.35 feet to the POINT OF BEGINNING. Said easement contains 2,681 square feet or 0.06 acres more or less.

Water Easement B

Commencing at a found Sain capped iron marking the Southeast corner of Lot 11, Block 2 Buck Creek Cotton Mill Subdivision as recorded in Map Book 3, Page 9 in the Office of the Judge of Probate of Shelby County, Alabama lying on the Westerly right of way of Simmsville Road/Shelby County Highway 11 (right of way varies) said point also lying on a curve turning to the right with a radius of 830.74 feet, with a delta angle of 43 degrees 51 minutes 12 seconds, with a chord bearing of South 42 degrees 35 minutes 55 seconds West, and with a chord length of 620.43 feet; thence run along the arc of said curve and along said Westerly right of way for a distance of 635.83 feet to a set 5/8 inch capped rebar stamped GSA CA-560LS; thence run South 65 degrees 57 minutes 18 seconds West along said Westerly right of way for a distance of 64.20 feet to a set 5/8 inch capped rebar stamped GSA CA-560LS; thence run North 86 degrees 39 minutes 36 seconds West along said Westerly right of way for a distance of 91.76 feet to a set 5/8 inch capped rebar stamped GSA CA-560LS lying on the Easterly right of way of U.S. Highway 31(right of way varies); thence leaving said Westerly right of way of Simmsville Road/Shelby County Highway 11 run in a Northerly direction along a spiral curve turning to the right and along said Easterly right of way of U.S. Highway 31 said spiral curve having a chord bearing of North 24 degrees 51 minutes 03 seconds West for a distance of 225.34 feet to the POINT OF BEGINNING of the easement herein described; thence continue along said spiral curve and along said Easterly right of way said spiral curve having a chord bearing of North 21


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degrees 25 minutes 28 seconds West for a distance of 3.19 feet to a point on a curve turning to the right with a radius of 1332.71 feet, with a central angle of 00 degrees 43 minutes 23 seconds, with a chord bearing of North 20 degrees 54 minutes 16 seconds West, and with a chord distance of 16.82 feet; thence run along the arc of said curve and along said Easterly right of way for a distance of 16.82 feet; thence leaving said Easterly right of way run North 67 degrees 07 minutes 36 seconds East for a distance of 35.53 feet; thence South 22 degrees 52 minutes 24 seconds East for a distance of 20.00 feet; thence run South 67 degrees 07 minutes 36 seconds West for a distance of 36.18 feet to the POINT OF BEGINNING. Said parcel contains 718 square feet or 0.02 acres more or less.

For the full enjoyment or use of the rights granted, this grant shall include the right of convenient ingress and egress over and across said lands of the GRANTOR, and the use thereof as may be reasonably necessary in connection with the construction, installation, maintenance, operation, inspection, repair, changing the size of, removal, relocation or replacement of GRANTEE's lines, pipes, facilities, and otherwise in and upon said right of way and easement, together with the right to clear the same from undergrowth and other obstructions, as GRANTEE may reasonably deem necessary. The GRANTOR shall not plant any canopy trees or landscaping other than grass within this easement. In addition to the granting of this permanent water main easement, a separate Maintenance Agreement has been executed between Aldi, Inc. and AWB and both documents shall be recorded in the public record.

GRANTEE shall have the full right and authority to assign to others the rights and privileges hereby granted, in whole or in part of any interest therein.

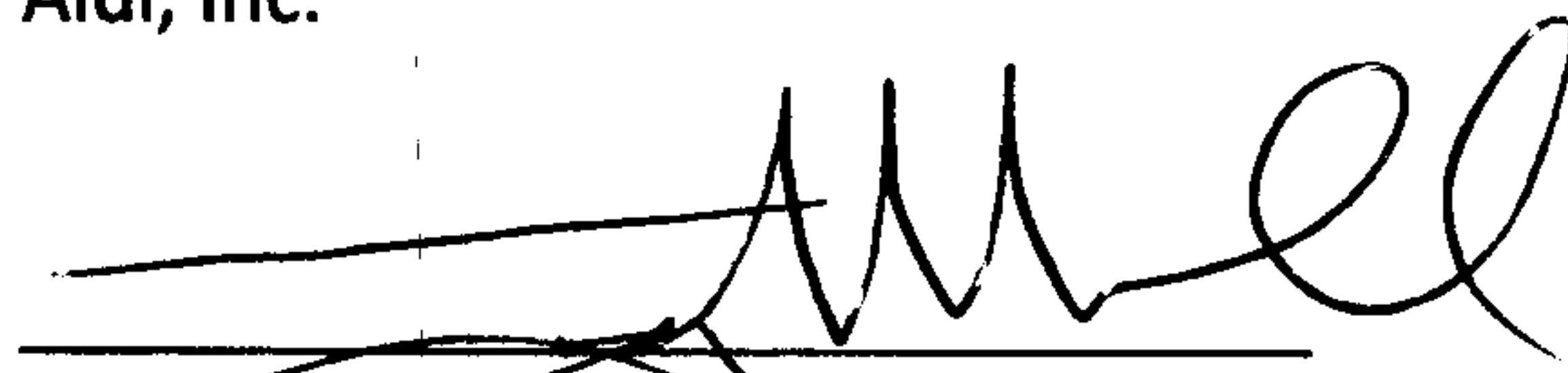
TO HAVE AND TO HOLD to the said GRANTEE, the easement, right of way, rights and privileges hereby conveyed to the said GRANTEE, its successors and assigns forever.

And GRANTOR does covenant with the said GRANTEE, its successors and assigns, that it is lawfully seized in fee of said premises; that they are free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will warrant and defend the same to the said GRANTEE, its successors and assigns forever, against the lawful claims of all persons; and that the terms and provisions hereof shall inure to the benefit of and be binding upon the GRANTOR and GRANTEE and their respective successors and assigns forever.

Executed this 28 day of May, 2014.

Aldi, Inc.

By

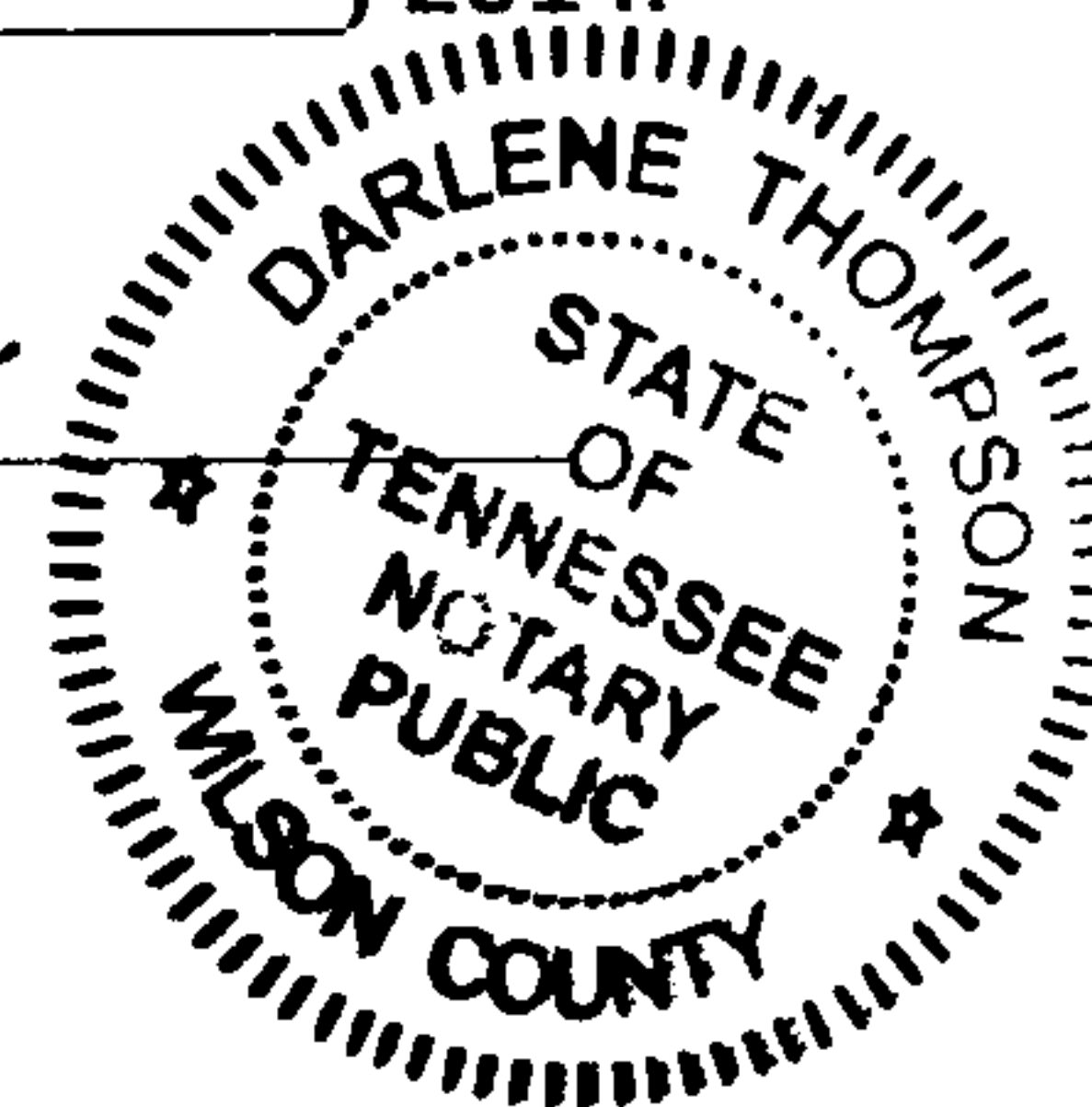

Troy Marshall
Vice President

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Troy Marshall whose name as Vice President of Aldi, Inc. (Alabama), an Alabama 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 or she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

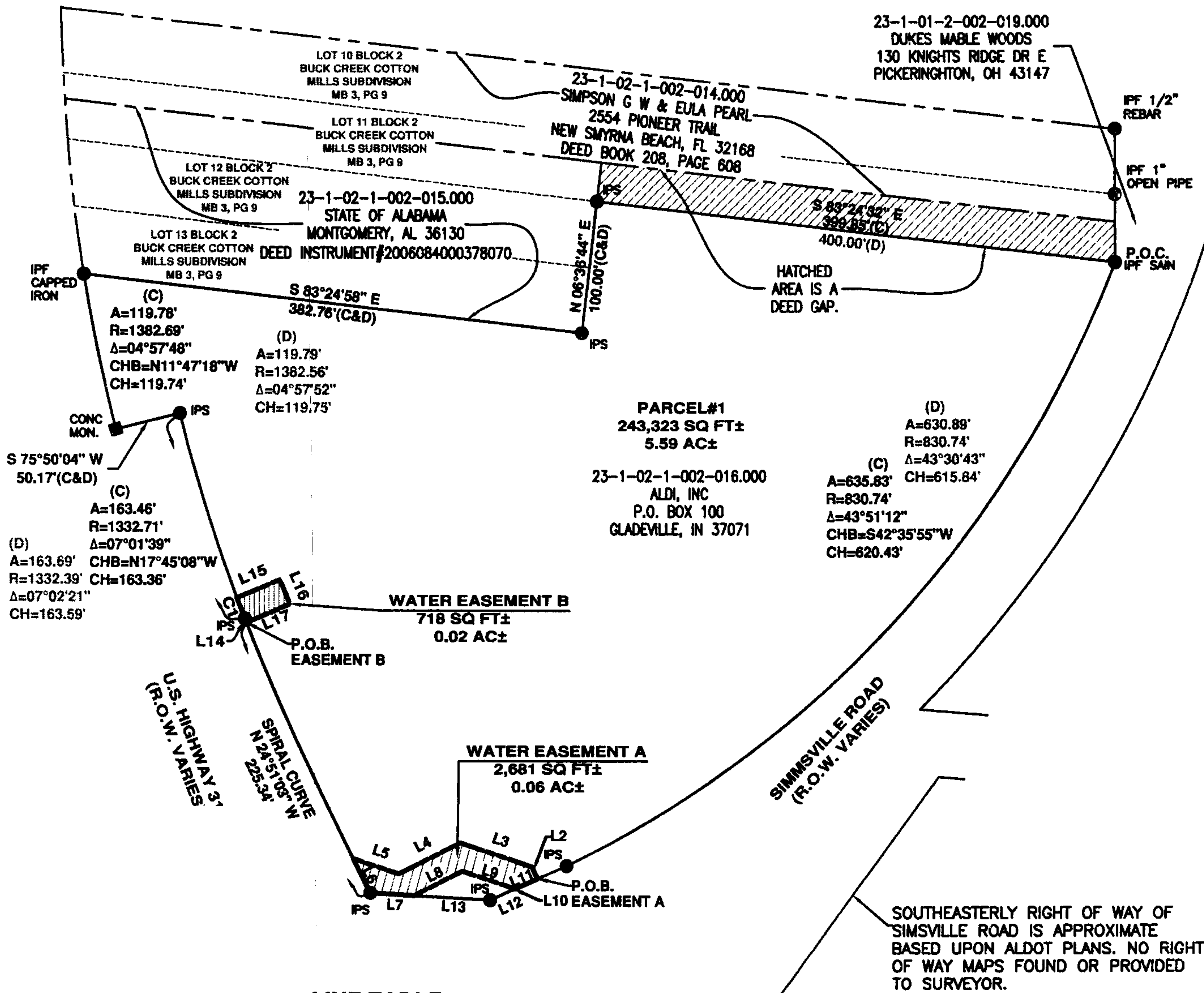
Given under my hand and official seal, this the 28 day of May, 2014.


Notary Public

09/30/17



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LINE TABLE

LINE	BEARING	DISTANCE
L1	S 65°57'18" W	24.26'
L2	S 26°47'17" E	10.35'
L3	S 71°47'17" E	57.66'
L4	N 63°12'43" E	52.58'
L5	S 71°47'17" E	36.71'
L6	N 26°47'17" W	9.80'
L7	N 86°39'36" W	33.57'
L8	S 63°12'43" W	41.17'
L9	N 71°47'17" W	41.09'
L10	N 26°47'17" W	1.11'
L11	S 65°57'18" W	20.02'
L12	S 65°57'18" W	19.92'
L13	N 86°39'36" W	58.19'
L14	N 21°25'28" W	3.19'
L15	N 67°07'36" E	35.53'
L16	S 22°52'24" E	20.00'
L17	S 67°07'36" W	36.18'

CURVE TABLE

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD LENGTH	CHORD BEARING
C1	16.82'	1332.71'	0°43'23"	16.82'	N 20°54'16" W



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NOT TO SCALE

ABBREVIATION	
P.O.C.	POINT OF COMMENCEMENT
P.O.B.	POINT OF BEGINNING

GONZALEZ - STRENGTH & ASSOCIATES, INC.
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HOOVER, ALABAMA 35226
PHONE: (205) 942-2486
FAX: (205) 942-3033
www.Gonzalez-Strength.com

EXHIBIT MAP A WATER EASEMENT

PART OF THE NE 1/4 OF THE NE 1/4 AND PART OF THE SE 1/4 OF THE NE 1/4
SECTION 2, TOWNSHIP 21 SOUTH, RANGE 3 WEST, SHELBY COUNTY, ALABAMA