


THIS INSTRUMENT PREPARED BY
MIKE T. ATCHISON
P.O. Box 822
COLUMBIANA, AL

DEED FOR TEMPORARY EASEMENT

STATE OF ALABAMA

TRACT NO. 2

SHELBY COUNTY


20151030000378920 1/10 \$42.00
Shelby Cnty Judge of Probate, AL
10/30/2015 02:20:43 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS: that for and in consideration of the sum of Zero and ¹⁰/₁₀₀ Dollars cash in hand paid, receipt whereof is hereby acknowledged, we (I), the undersigned grantor(s) **RAY T. SAUNDERS, JR. and wife, CYNTHIA E. SAUNDERS** have (has) this day bargained and by these presents do hereby grant, bargain, convey, transfer, and deliver unto the State of Alabama a temporary easement for the following purposes, to-wit: The right to enter upon the hereinafter described land and grade, level, fill, drain, pave and build a road or highway, together with such bridges, culverts, ramps, and cuts as may be necessary, on, over, and across the ground embraced within the boundaries of a tract or parcel of my (our) land situated in the County of Shelby, State of Alabama.

The easement and right of way hereby granted is more particularly located and described as follows, to-wit: And as shown on the right of way map of Project No. TAPAA-TA13 (907) of record in the Alabama Department of Transportation, a copy of which is also deposited in the Office of the Judge of Probate of Shelby County, Alabama as an aid to persons and entities interested therein and as shown on the property plat attached hereto and made a part hereof:

A part of the NW ¼ of SW ¼, Section 6, Township 21, Range 1 East, and a part of the NW ¼ of SW ¼, Section 6, Township 21, Range 2 East identified as Tract No. 2 on Project No TAPAA-TA13 (907) in Shelby County, Alabama and being more fully described as follows:

Temporary Construction Easement 1 of 1:

BEGINNING at a point on the required R/W line (said point offset 30.05 feet, more or less, and perpendicular to the centerline of construction at station 103+32.09);

Thence N 59°28'37.29" E and along the required temporary construction easement, a distance of 5.00 feet to a point on the required temporary construction easement (said point offset 35.04 feet, more or less, and perpendicular to the centerline of construction at station 103+32.43);

Thence S 30°31'22.71" E and along the required temporary construction easement, a distance of 33.60 feet to a point on the required temporary construction easement (said point offset 34.07 feet, more or less, and perpendicular to the centerline of construction at station 103+62.91);

Thence S 22°35'50.25" E and along the required temporary construction easement, a distance of 57.06 feet to a point on the required temporary construction easement (said point offset 31.50 feet, more or less, and perpendicular to the centerline of construction at station 104+14.91);

Thence S 10°29'20.16" E and along the required temporary construction easement, a distance of 63.83 feet to a point on the required temporary construction easement (said point offset 22.23 feet, more or less, and perpendicular to the centerline of construction at station 104+75.64);

Thence following the curvature and along the required temporary construction easement, thereof an arc of distance 73.27 feet, to a point on the required temporary construction easement (said point offset 21.13 feet, more or less, and perpendicular to the centerline of construction at station 105+46.05) (said arc having a chord bearing of S 10°41'00.60" E, a clockwise direction, a chord distance of 72.86 feet and a radius of 541.50 feet);

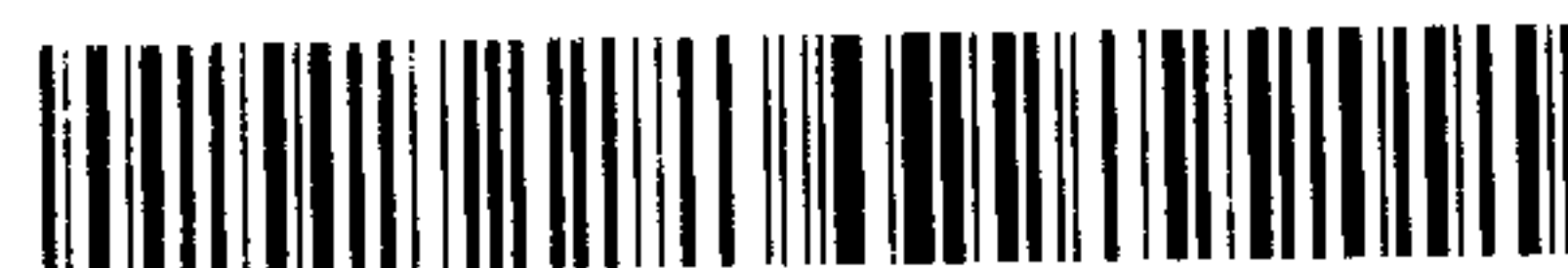
Thence S 17°59'44.88" E along the required temporary construction easement, a distance of 10.13 feet to a point on the required temporary construction easement (said point offset 22.86 feet, more or less, and perpendicular to the centerline of construction at station 105+55.67);

Thence S 02°20'48.91" E along the required temporary construction easement, a distance of 21.61 feet to a point on the required temporary construction easement (said point offset 21.23 feet, more or less, and perpendicular to the centerline of construction at station 105+76.43);

Thence S 25°59'59.70" E along the required temporary construction easement, a distance of 13.46 feet to a point on the temporary construction easement (said point offset 26.03 feet, more or less, and perpendicular to the centerline of construction at station 105+88.51);

Thence S 02°00'14.05" W along the required temporary construction easement, a distance of 98.51 feet to a point on the temporary construction easement (said point offset 19.97 feet, more or less, and perpendicular to the centerline of construction at station 106+85.22);

Thence S 00°15'20.53" E along the required temporary construction easement, a distance of 72.27 feet to a point on the temporary construction easement (said point offset 20.21 feet, more or less, and perpendicular to the centerline of construction at station 107+56.97);



20151030000378920 2/10 \$42.00
Shelby Cnty Judge of Probate, AL
10/30/2015 02:20:43 PM FILED/CERT

Thence S 00°43'46.05" W along the required temporary construction easement, a distance of 108.29 feet to a point on the temporary construction easement (said point offset 19.12 feet, more or less, and perpendicular to the centerline of construction at station 108+65.59);

Thence S 33°11'50.88" E along the required temporary construction easement, a distance of 23.16 feet to a point on the temporary construction easement (said point offset 31.77 feet, more or less, and perpendicular to the centerline of construction at station 108+84.96);

Thence S 02°39'36.08" W along the required temporary construction easement, a distance of 18.57 feet to a point on the south property line of the parcel described in Inst. 1999-11473 (said point offset 30.89 feet, more or less, and perpendicular to the centerline of construction at station 109+03.23);

Thence N 89°24'02.50" W along the south property line of the parcel described in Inst. 1999-11473, a distance of 5.00 feet to a point on the required R/W line (said point offset 25.89 feet, more or less, and perpendicular to the centerline of construction at station 103+03.22);

Thence N 02°39'36.08" E along the required R/W line, a distance of 17.14 feet to a point on the required R/W line (said point offset 26.70 feet, more or less, and perpendicular to the centerline of construction at station 108+86.34);

Thence N 33°11'50.88" W along the required R/W line, a distance of 23.08 feet to a point on the present R/W line of Hebb Road (said point offset 14.09 feet, more or less, and perpendicular to the centerline of construction at station 108+67.03);

Thence N 00°46'20.00" E along the present R/W line of Hebb Road, a distance of 87.54 feet to a point on the present R/W line of Hebb Road (said point offset 15.29 feet, more or less, and perpendicular to the centerline of construction at station 107+79.25);

Thence following the curvature and along the present R/W line of Hebb Road, thereof an arc of distance 94.48 feet, to a point on present R/W line of Hebb Road and the required R/W line (said point offset 14.97 feet, more or less, and perpendicular to the centerline of construction at station 106+85.16) (said arc having a chord bearing of N 00°03'42.75" W, a counterclockwise direction, a chord distance of 94.48 feet and a radius of 3245.07 feet);

Thence N 02°00'14.05" E along the required R/W line, a distance of 97.43 feet to a point on the required R/W line (said point offset 20.93 feet, more or less, and perpendicular to the centerline of construction at station 105+89.16);

Thence N 25°59'59.70" W along the required R/W line, a distance of 13.26 feet to a point on the required R/W line (said point offset 16.17 feet, more or less, and perpendicular to the centerline of construction at station 105+77.17);

Thence N 02°20'48.91" W along the required R/W line, a distance of 21.97 feet to a point on the required R/W line (said point offset 17.82 feet, more or less, and perpendicular to the centerline of construction at station 105+55.88);

Thence N 17°59'44.88" W along the required R/W line, a distance of 9.94 feet to a point on the present R/W line of Hebb Road (said point offset 16.12 feet, more or less, and perpendicular to the centerline of construction at station 105+46.37);

Thence following the curvature and along the present R/W line of Hebb Road, thereof an arc of distance 73.08 feet, to a point on present R/W line of Hebb Road and the required R/W line (said



20151030000378920 3/10 \$42.00
Shelby Cnty Judge of Probate, AL
10/30/2015 02:20:43 PM FILED/CERT

point offset 17.24 feet, more or less, and perpendicular to the centerline of construction at station 104+75.25) (said arc having a chord bearing of N 10°39'59.04" W, a counterclockwise direction, a chord distance of 73.02 feet and a radius of 536.50 feet);

Thence N 10°29'20.16" W along the required R/W line, a distance of 63.30 feet to a point on the required R/W line (said point offset 26.49 feet, more or less, and perpendicular to the centerline of construction at station 104+14.57);

Thence N 22°35'50.25" W along the required R/W line, a distance of 56.18 feet to a point on the required R/W line (said point offset 29.07 feet, more or less, and perpendicular to the centerline of construction at station 103+62.67);

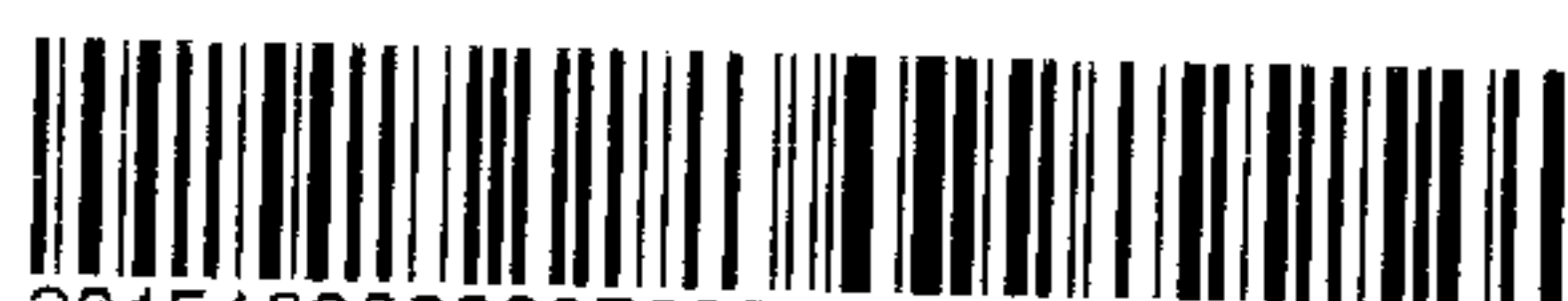
Thence N 30°31'22.71" W along the required R/W line, a distance of 33.26 feet to the point and place of BEGINNING, containing 0.05 acres, more or less.

To have and to hold the said easement and right of way unto the State of Alabama and unto its successors and assigns for a period of 3 years, or until the completion of Project No. TAPAA-TA13 (907) whichever is later.

And the said grantor(s) hereby covenant(s) with the State of Alabama that we (I) are (am) lawfully seized and possessed of the afore-described tract or parcel of land; that we (I) have a good and lawful right to convey it; that it is free from all encumbrances; and that I (we) will warrant and forever defend the title and quiet possession thereto against the lawful claims of all persons whomsoever.

As a further consideration for the payment of the price above-stated, we (I) hereby release the State of Alabama, its employees and officials, from all claims for damage, from whatsoever cause, present, or prospective, incidental, or consequential, to the exercise of any of the rights herein granted.

The grantor hereby grants permission, with right of ingress and egress, to grantor's adjoining property at any time during construction period of project for purpose of moving grantor's buildings and/or structures from the above-described right of way.



20151030000378920 4/10 \$42.00
Shelby Cnty Judge of Probate, AL
10/30/2015 02:20:43 PM FILED/CERT

In witness whereof we (I) have hereunto set our (my) hand (s) and seal (s) this the

29th day of October, 20 15.

Ray T. Saunders Jr. (LS)

RAY T. SAUNDERS, JR.

Cynthia E. Saunders (LS)

CYNTHIA E. SAUNDERS



20151030000378920 5/10 \$42.00
Shelby Cnty Judge of Probate, AL
10/30/2015 02:20:43 PM FILED/CERT

ACKNOWLEDGMENT

STATE OF ALABAMA)

COUNTY OF Shelby)

I, Janet F. Parns a Notary Public, in and for said County, in said State, hereby certify that Roy T. Saunders Sr & Cynthia E. Saunders whose name (s) is/are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of October 20 15.

Janet F. Parns
NOTARY PUBLIC

My Commission Expires 10/4/16

ACKNOWLEDGMENT FOR CORPORATION

STATE OF ALABAMA

_____ County

I, _____, a Notary Public in and for said County, in said State, hereby certify that _____ whose name as _____ of the, Company, a 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 this conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

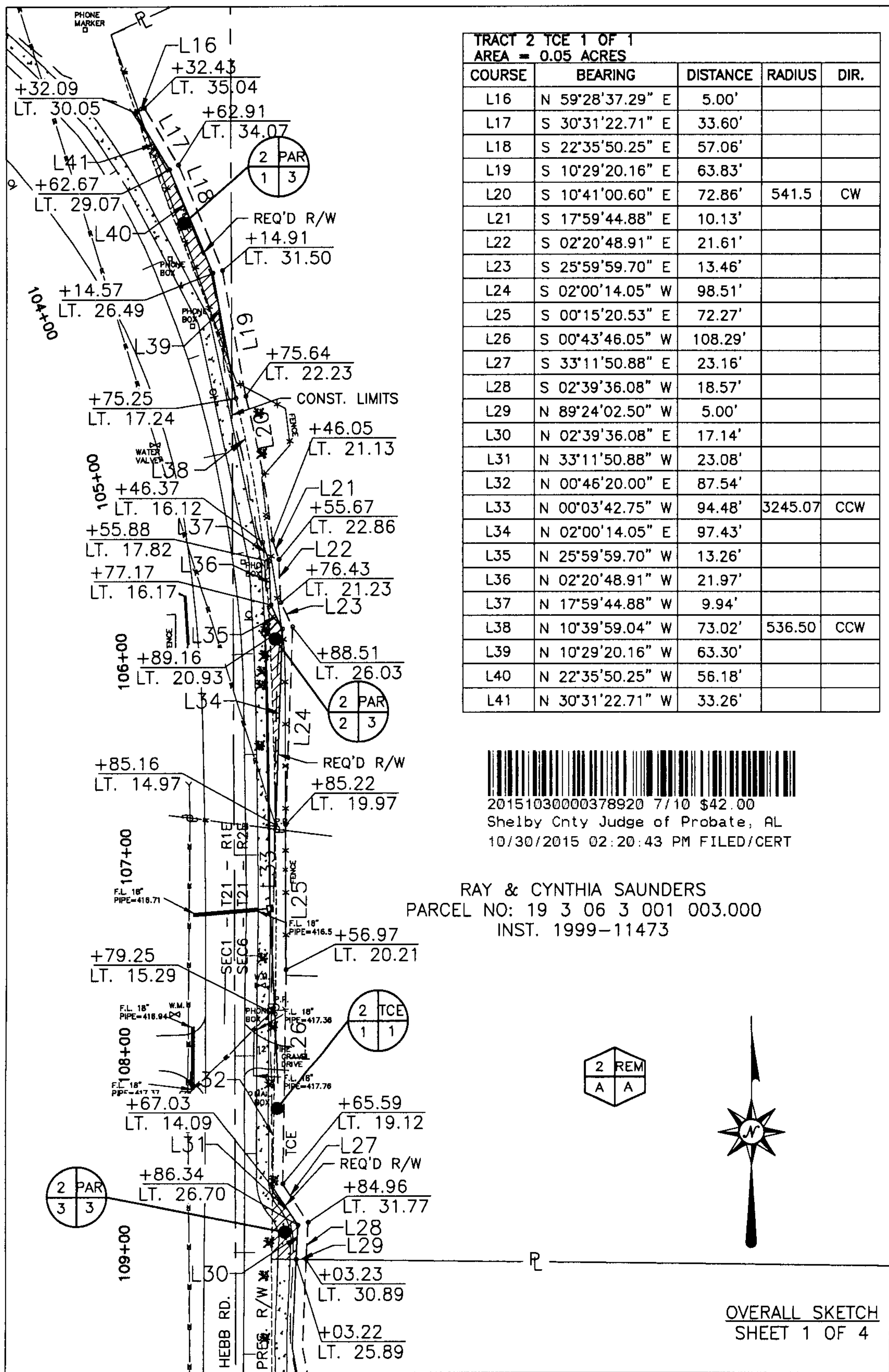
Given under my hand this _____ day of _____, A.D. 20____.

NOTARY PUBLIC

My Commission Expires _____

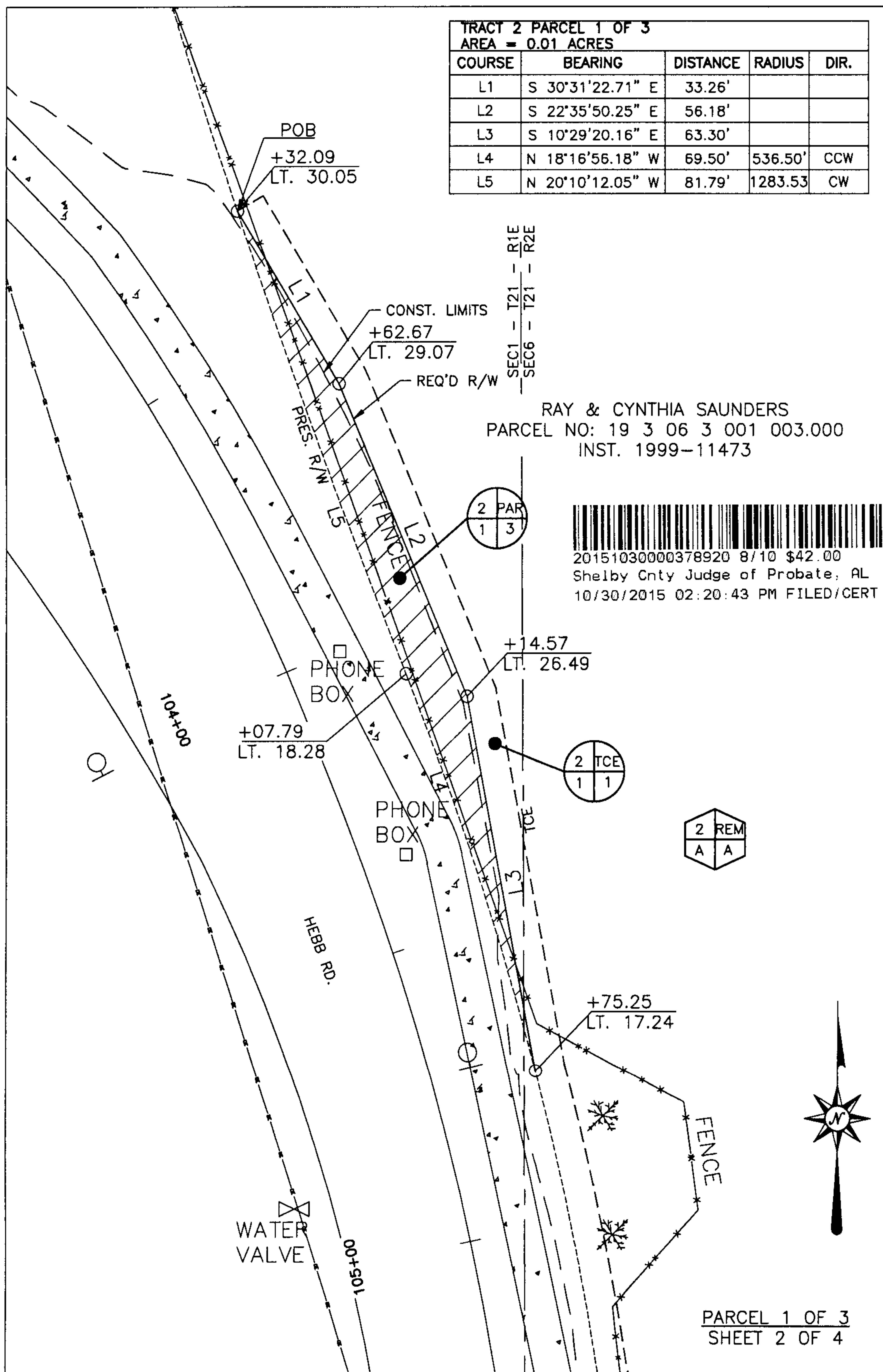


20151030000378920 6/10 \$42.00
Shelby Cnty Judge of Probate, AL
10/30/2015 02:20:43 PM FILED/CERT



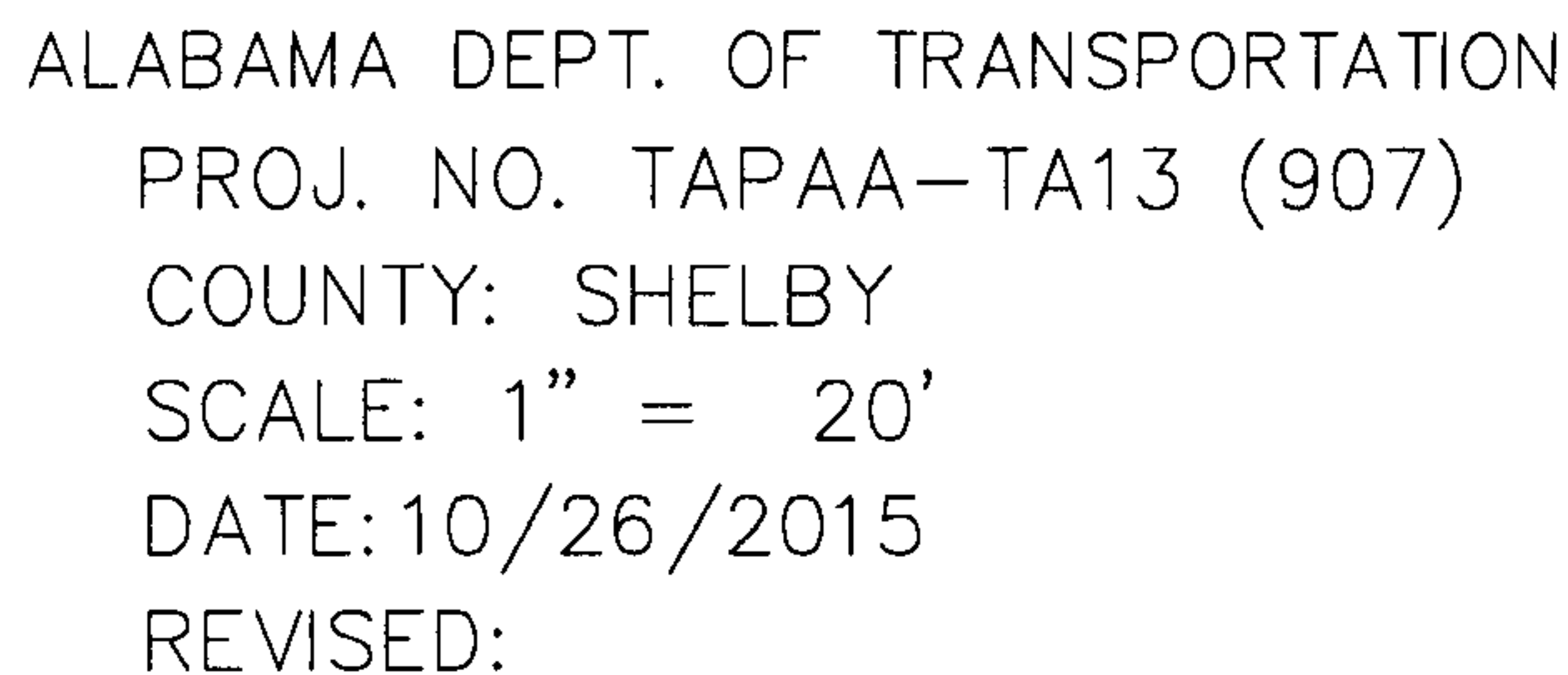
TRACT NUMBER 2
OWNER: RAY & CYNTHIA
SAUNDERS
TOTAL ACREAGE: 17.40 AC.
R/W REQUIRED: 0.03 AC.
REMAINDER: 17.37 AC.

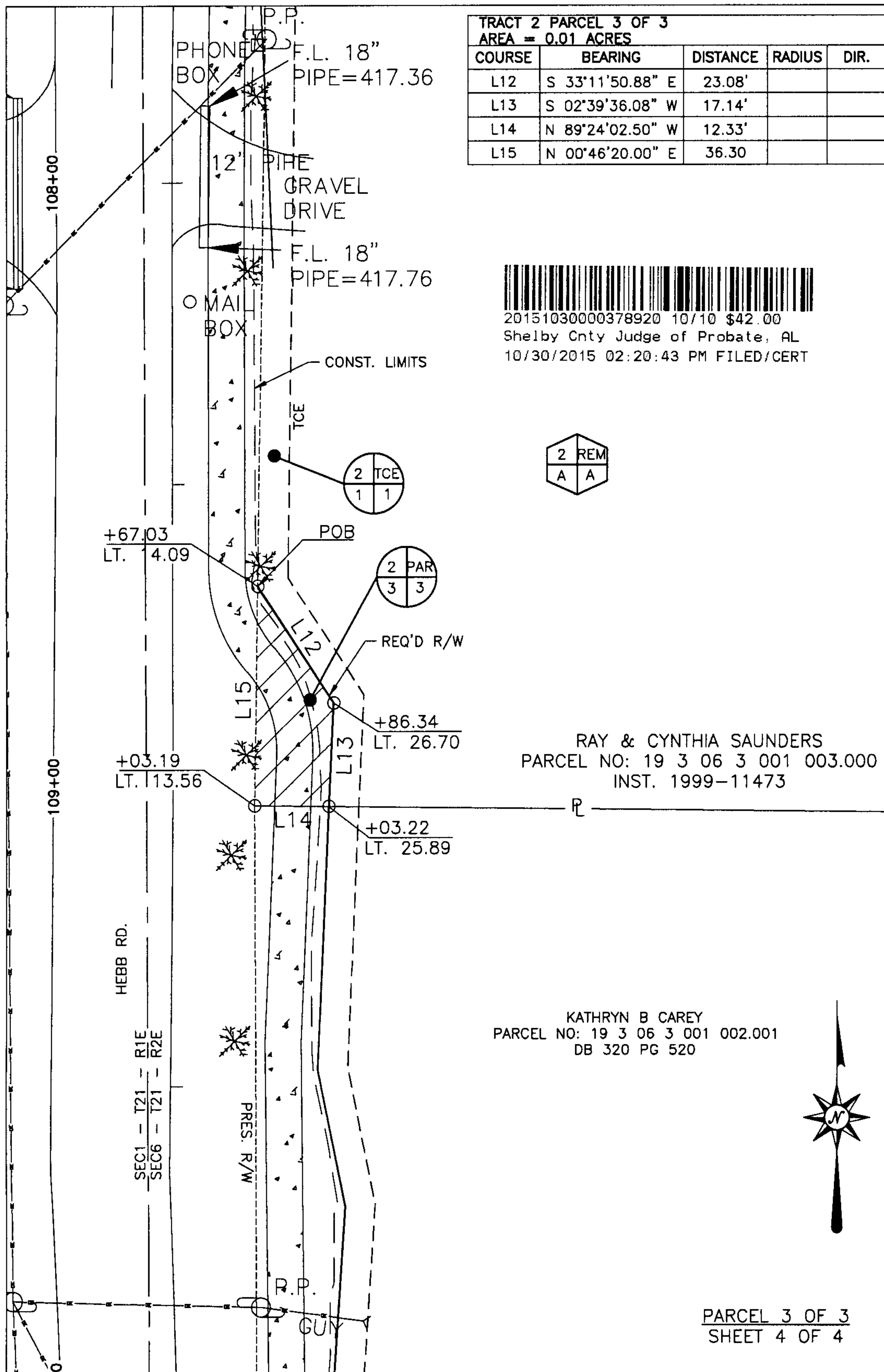
ALABAMA DEPT. OF TRANSPORTATION
PROJ. NO. TAPAA-TA13 (907)
COUNTY: SHELBY
SCALE: 1" = 60'
DATE: 10/26/2015
REVISED:



TRACT NUMBER 2
OWNER: RAY & CYNTHIA
SAUNDERS
TOTAL ACREAGE: 17.40 AC.
R/W REQUIRED: 0.03 AC.
REMAINDER: 17.37 AC.

ALABAMA DEPT. OF TRANSPORTATION
PROJ. NO. TAPAA-TA13 (907)
COUNTY: SHELBY
SCALE: 1" = 20'
DATE: 10/26/2015
REVISED:





TRACT NUMBER 2
OWNER: RAY & CYNTHIA
SAUNDERS
TOTAL ACREAGE: 17.40 AC.
R/W REQUIRED: 0.03 AC.
REMAINDER: 17.37 AC.

ALABAMA DEPT. OF TRANSPORTATION
PROJ. NO. TAPAA-TA13 (907)
COUNTY: SHELBY
SCALE: 1" = 20'
DATE: 10/26/2015
REVISED: