

RIGHT-OF-WAY DEED (ROAD AND UTILITY)

\$500
RAC

STATE OF ALABAMA)

SHELBY COUNTY)



20160316000084210 1/3 \$20.50
Shelby Cnty Judge of Probate, AL
03/16/2016 10:23:47 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of the sum of Ten and no/100 Dollars (\$10.00) cash in hand paid by the CITY OF ALABASTER, ALABAMA, the receipt whereof is hereby acknowledged, we, the undersigned, do hereby quitclaim, grant, convey and dedicate unto the said City, its successors and assigns, a right-of-way and easement for public purposes, including a public road and appurtenances, including drainage facilities, underground water and sewer lines and other public utilities and devices both below and above ground. Said right-of-way being located in Shelby County, Alabama and described as follows, to-wit:

SILVER CREEK LANE

Silver Creek Lane as shown on the plat of SILVER CREEK SECTOR III, PHASE II as recorded in MAP BOOK 36, PAGE 104 in the Office of the Judge of Probate of Shelby County, Alabama; being further described as approximately 1191.10 feet of that 60 foot wide Right-of-Way of Silver Creek Lane from the Northerly projection of the West line of LOT 436, Easterly to the Southerly projection of the East line of LOT 351, as recorded in the aforesaid plat.

ALSO

Silver Creek Lane as shown on the plat of SILVER CREEK SECTOR III, PHASE III as recorded in MAP BOOK 40, PAGE 17 in the Office of the Judge of Probate of Shelby County, Alabama; being further described as approximately 80.74 feet of that 60 foot wide Right-of-Way of Silver Creek Lane from the Southerly projection of the West line of LOT 350, Easterly to the Westerly turn out to SILVER CREEK TRACE, as recorded in the aforesaid plat.

BARKLEY LANE

Barkley Lane as shown on the plat of SILVER CREEK SECTOR III, PHASE II as recorded in MAP BOOK 36, PAGE 104 in the Office of the Judge of Probate of Shelby County, Alabama; being further described as approximately 353.81 feet of that 60 foot wide Right-of-Way of Barkley Lane from the Easterly projection of the North line of LOT 420, Southerly to its intersection with Silver Creek Lane.

CONNER CIRCLE

Conner Circle as shown on the plat of SILVER CREEK SECTOR III, PHASE II as recorded in MAP BOOK 36, PAGE 104 in the Office of the Judge of Probate of Shelby County, Alabama; being further described as approximately 574.97 feet of that cul-de-sac and 60 foot wide Right-of-Way of Conner Circle from LOTS 429 and 430 as recorded in the aforesaid plat, Southerly to its intersection with Silver Creek Lane.

For the consideration aforesaid, the undersigned do quitclaim, grant, convey and dedicate unto said City the right and privilege of a perpetual use of said lands for such public purpose, together with all rights and privileges necessary or convenient for the full use and enjoyment thereof, including the right of ingress to and egress from said strip and the right to cut and keep clear all trees, undergrowth and other obstructions on the lands of the undersigned adjacent to said strip when deemed reasonably necessary for the avoidance of danger in and about said public use of said strip, and the right to prohibit the construction or maintenance of any improvement or obstruction on, over, across or upon said area herein conveyed without the written permission from the City of Alabaster.

In consideration of the benefit to the property of the undersigned by reason of the construction of said improvement, the undersigned hereby release the City of Alabaster, Shelby

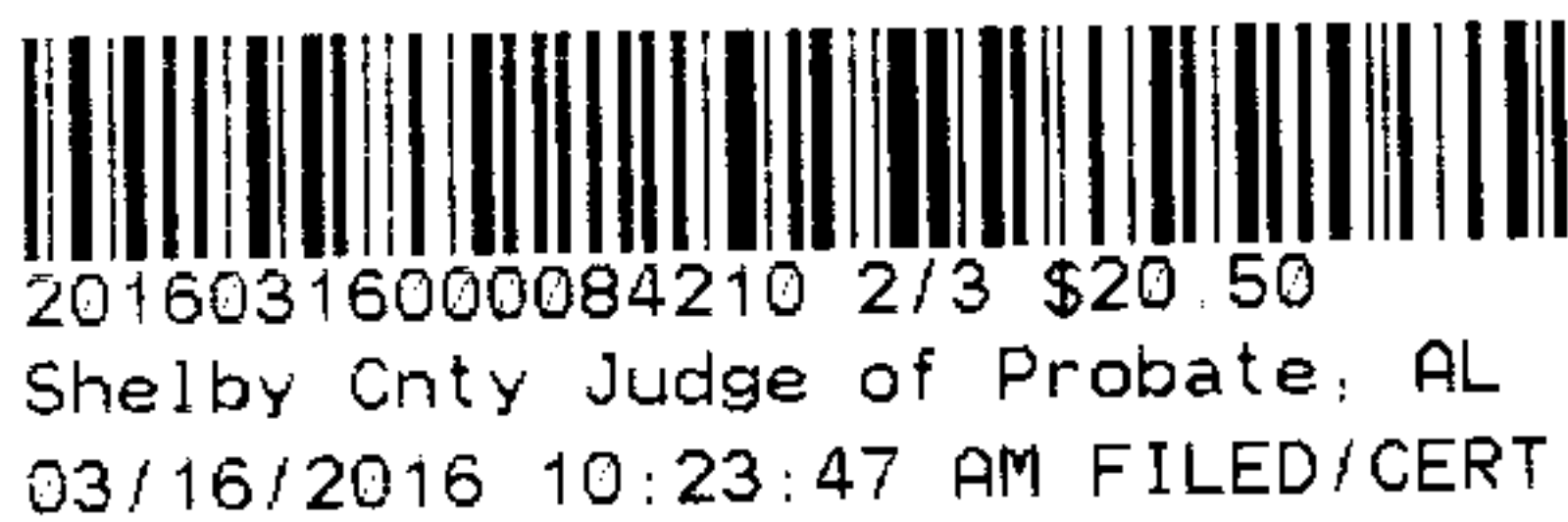
County, the State of Alabama, and/or the United States of America, and/or any of their agents, from all damages present or prospective to the property of the undersigned arising or resulting from the construction, maintenance and repair of said improvement, and the undersigned do hereby admit and acknowledge that said improvement, if and when constructed, will be a benefit to the property of the undersigned.

The undersigned covenant with said the City of Alabaster that the undersigned are all the owners of said property and are each seized in fee-simple of said premises and have a good right to sell and convey the same and that the same are free from all encumbrances, and the undersigned will warrant and defend the title to the aforegranted strip of ground from and against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals, all on this 25th day of January, 2016.

(Use for corporation)

SILVER CREEK DEVELOPMENT, LLC



BY: R Charles Stagner

ITS: MEMBER

STATE OF ALABAMA)

SHELBY COUNTY)

I, THE UNDERSIGNED AUTHORITY, in and for said County, in said State, hereby certify that R. Charles Stagner whose name as MEMBER of the SILVER CREEK DEVELOPMENT, LLC, 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 the conveyance, he, as such officer, and with full authority, HAS executed the same voluntarily for and as the act of said Corporation.

Given under my hand and official seal, this 25th day of January, 2016

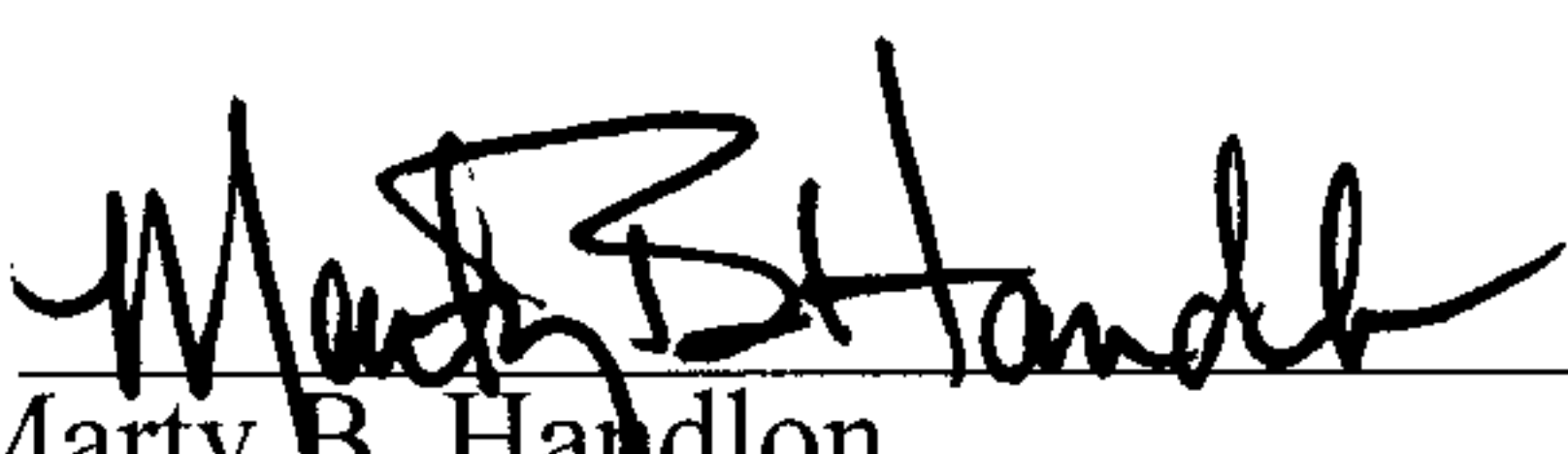
My commission expires April 14, 2018. Kathleen A. Fey
Notary Public



CERTIFICATE OF ACCEPTANCE


This is to certify that the interest and real property conveyed by this dedication instrument the day of March 14, 20 16, from **SILVER CREEK DEVELOPMENT, LLC** to the **CITY OF ALABASTER**, has been duly accepted by Resolution of the City Council duly adopted on the 14th day of March, 20 16, subject to all terms and conditions contained therein, and the City Council has consented to recordation of such dedication instrument by its duly authorized officer.

Dated 14 MAR 2016


Marty B. Handlon,
Mayor, CITY OF ALABASTER

ATTEST:


City Manager/Clerk


20160316000084210 3/3 \$20.50
Shelby Cnty Judge of Probate, AL
03/16/2016 10:23:47 AM FILED/CERT

AFTER EXECUTION BY GRANTOR, PLEASE RETURN ORIGINAL TO:

CITY OF ALABASTER C/o City Manager

Alabaster, AL 35007

AFTER RECORDING, PLEASE RETURN ORIGINAL TO:

CITY OF ALABASTER C/o City Manager

Alabaster, AL 35007