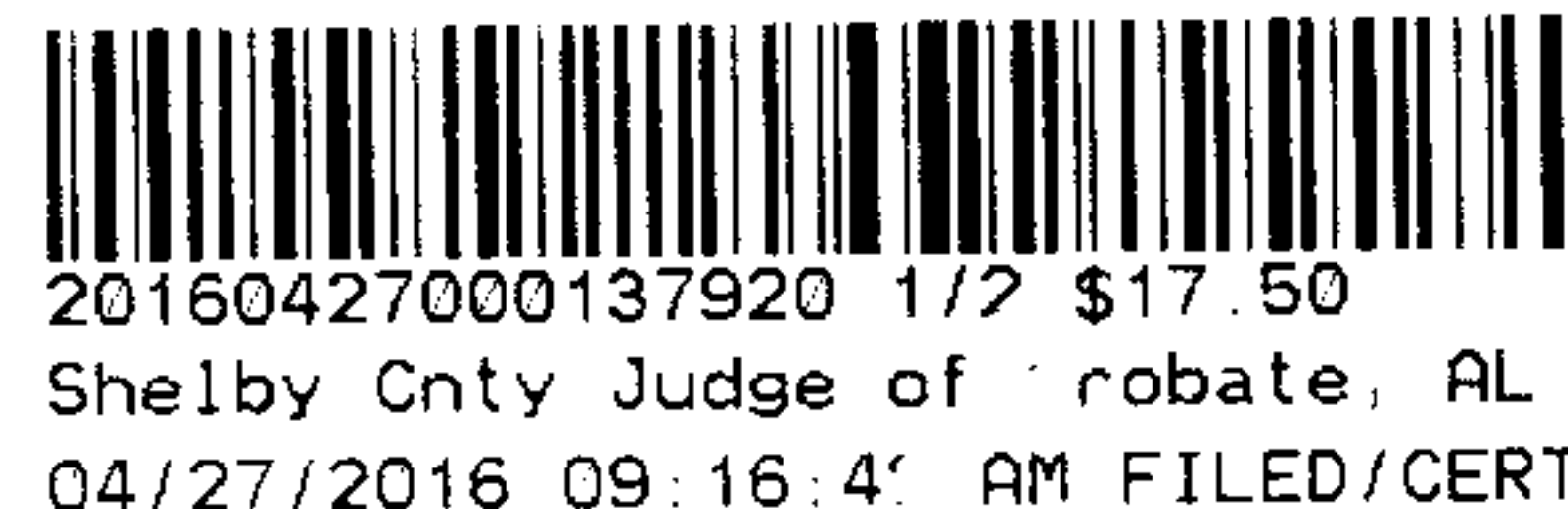


EASEMENT AGREEMENT FOR SANITARY SEWER
(No title opinion is offered by the Preparer)

STATE OF ALABAMA
COUNTY OF SHELBY



THIS EASEMENT AGREEMENT made this the 25th day of February, 2016, by and between 261 Land LLC, an Alabama limited liability company and Newcastle Development, LLC, an Alabama corporation.

WITNESSESS:

WHEREAS, the undersigned, 261 Land, LLC desires to convey to the said Newcastle Development, LLC, a non-exclusive easement for a sanitary sewer over and across the property so that the said Newcastle Development, LLC may have an easement for sanitary sewer to their property.

NOW THEREFORE, in Consideration of Ten and no/100's Dollars (\$10.00) and other good and valuable consideration to the said 261 Land, LLC in hand paid by Newcastle Development, LLC, the receipt and sufficiency of which is acknowledged, the undersigned, 261 Land, LLC does grant, bargain, sell and convey unto the said Newcastle Development, LLC and their successors and assigns, a permanent easement for sanitary sewer described as follows:

A tract of land situated in the Northeast quarter of Section 11, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

Commence at the Northeast corner of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 11, Township 20 South, Range 3 West, Shelby County, Alabama; this turn westerly along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ line for 520.02 feet to the point of beginning; thence continue westerly along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ line for 152.07 feet to a point on the easterly right-of-way line of Bearden Road (County Highway 105); thence turn a deflection to the left of $104^{\circ} 11' 35''$ and run southeasterly along said road right-of-way for 56.41 feet; thence leaving said road right-of-way turn a deflection angle to the left of $113^{\circ} 55' 43''$ and run northeasterly for 23.80 feet; thence turn a deflection angle to the left of $38^{\circ} 07' 18''$ and run easterly for 99.46 feet; thence turn a deflection angle to the left of $63^{\circ} 22' 34''$ and run northeasterly for 44.74 feet to the point of beginning.

Said tract of land containing 5644.3 square feet or 0.13 acres, more or less.

TO HAVE AND TO HOLD to the said Newcastle Development, LLC, their successors and assigns forever.

Exhibit A which is also filed simultaneously herewith shows the path of the above easement by the dotted line contained on said Exhibit A. The parties acknowledge that the dotted line contained on said Exhibit A is the path of the easement conveyed by this document.

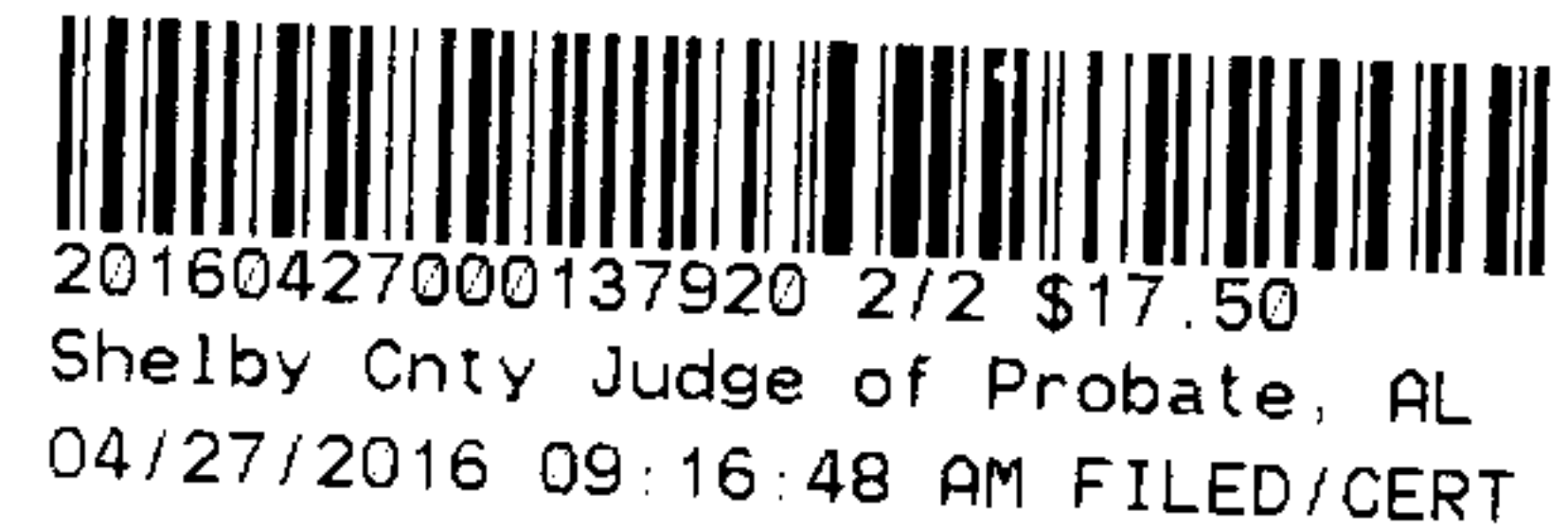
IN WITNESS WHEREOF, the said grantor, by its Member, who is authorized to execute this conveyance has hereunto set its signature and seal this the 25th day of February, 2016.

ATTEST:

261 Land, LLC


Jerry R. Adams, Jr.-Member

STATE OF ALABAMA
SHELBY COUNTY



I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Jerry R. Adams, Jr., whose name as Member of 261 Land, LLC, an Alabama limited liability company is signed to the foregoing conveyance and who is known to me, acknowledged before me, that, being informed of the contents of the conveyance, he as such Member and with full authority executed the same voluntarily for and as the act of said limited liability company on the day the same bears date.

Given under my hand and seal this the 25th day of February, 2016.


Notary Public

THIS INSTRUMENT PREPARED BY:
F. Wayne Keith, Attorney
Law Offices of F. Wayne Keith PC
120 Bishop Circle
Pelham, Alabama 35124

