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**THIS DEED WAS PREPARED WITHOUT BENEFIT OF A TITLE SEARCH OR SURVEY
NO REPRESENTATIONS CONCERNING TITLE OR THE ACCURACY OF THE LEGAL
DESCRIPTION ARE MADE BY THE PREPARER OF THIS INSTRUMENT.**

**THIS INSTRUMENT PREPARED BY AND
WHEN RECORDED RETURN TO:**

**Tom Ansley, Esq.
Sirote & Permutt, P.C.
2311 Highland Avenue South
Birmingham, AL 35205
(205) 930-5300**

GRANT OF INGRESS/EGRESS EASEMENT

**STATE OF ALABAMA)
)
COUNTY OF SHELBY) **KNOW ALL MEN BY THESE PRESENTS:****

THAT **DPC Ventures, LLC, a Mississippi limited liability company**, of the first part (the “Grantor”), in consideration of Ten and no/100 (\$10.00) Dollars and other valuable consideration to them in hand paid by **SFAKDD Properties, LLC**, an Alabama limited liability company, of the second part (the “Grantee”), the receipt whereof is hereby acknowledged, do grant and convey unto Grantee , the following non-exclusive easement for regular vehicle and pedestrian ingress and egress (the “Access Easement”) to the Grantee’s Property which is described on Exhibit A. (the “Benefitted Property”). The area of the Access Easement is described and depicted on Exhibit “B” attached hereto and made a part hereof.

No right of access by the general public to any portion of the Access Easement is conveyed by this Easement.

Grantor shall not be responsible for any costs or liabilities associated with the use of the Access Easement by Grantee, its tenants or invitees. Grantor shall not be responsible for any costs or liabilities related to the operation, upkeep and maintenance of the Access Easement.

TO HAVE AND TO HOLD, to Grantee and to its successors and assigns forever. The Access Easement described herein shall run with the land and benefit the real property of the Grantor and burden that portion of the Grantor's property to which this Access Easement applies.

[Signature on Following Page]

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands and
seals, on this 11th day of ~~April~~^{MAY}, 2017.

DPC Ventures, LLC

By: [Signature]

Name: K. Michael Heidelberg

Title: Manager

STATE OF MISSISSIPPI)

)

COUNTY OF MADISON)

I, the undersigned, a Notary Public in and for said County and State, hereby certify that
K. MICHAEL HEIDELBERG, whose name as MANAGER of **DPC Ventures,**
LLC, a Mississippi limited liability company, 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,
in such capacity as MANAGER and with full authority, voluntarily executed the same
for and as the act of said corporation. ~~limited liability company.~~^{LLC}

GIVEN under my hand and official seal, this the 11 day of ~~April~~^{MAY}, 2017.



[Signature]

Notary Public

My Commission Expires: 11-28-17

Joinder of Mortgagee:

Deviney Construction Company, Inc., a Mississippi corporation (the "Mortgagee") holds a first mortgage (Instrument 20090731000294320) on the real property of Grantor. Mortgagee joins in this conveyance for the sole purpose of: (a) evidencing its consent to the Access Easement herein granted; and (b) subordinating (but not releasing) the lien of its mortgage to the easement rights of Grantee in and to the Access Easement for the purposes herein described.

Deviney Construction Company, Inc.

By: L

Name: Richard Black

Title: President

STATE OF MISSISSIPPI)

)

COUNTY OF Hinds)

I, the undersigned, a Notary Public in and for said County and State, hereby certify that **Richard Black**, whose name as President of **Deviney Construction Company, Inc.**, a Mississippi 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 the instrument, he, in such capacity as President and with full authority, voluntarily executed the same for and as the act of said corporation.

GIVEN under my hand and official seal, this the 11 day of May, 2017.

 Debra K. Reno

Notary Public

My Commission Expires: 2/23/2020

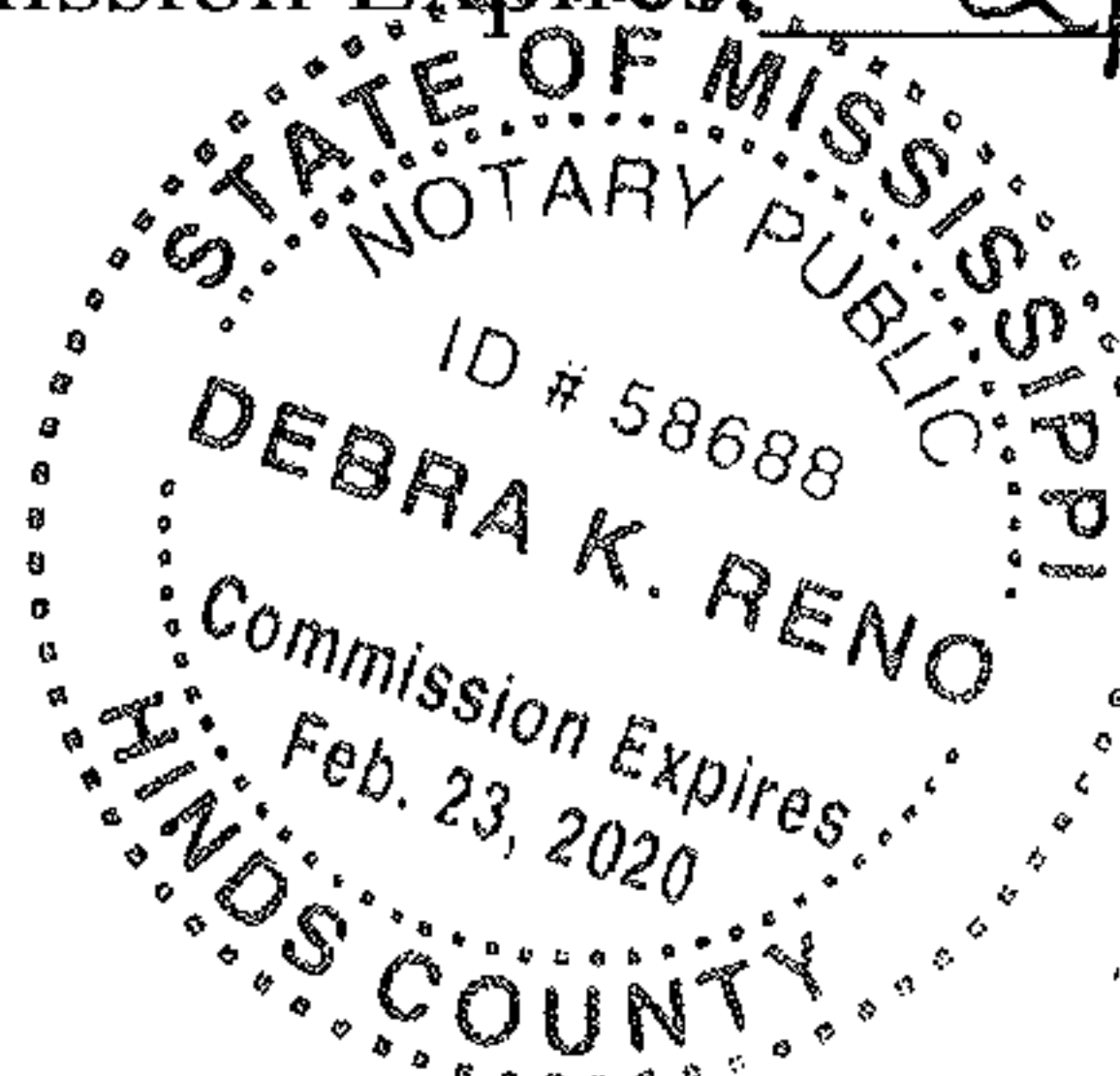


Exhibit "A"
Grantee's Property

The Parcel of Real Property benefitted by this Access Easement is legally described as follows.

PARCEL I:

A parcel of land located in Section 22, Township 20 South, Range 3 West, more particularly described as follows:

Commence at the most Southerly corner of Lot 10, Block 4, of Dearing Downs Second Addition as recorded in Map Book 9, page 33, in the Probate Office of Shelby County, Alabama; thence in a Northwesterly direction along the Southwesterly line of said Block 4, a distance of 1076.88 feet; thence 65°41'27" left in a Westerly direction a distance of 15.47 feet; thence 89°01'51" right, in a Northerly direction a distance of 100.08 feet to the point of beginning; thence continue along last described course a distance of 106.48 feet; thence 89°52'26" left in a Westerly direction a distance of 407.97 feet to a point on the Southwesterly line of a 30 foot wide Plantation Pipeline Easement; thence 126°44'10" left, in a Southwesterly direction along said easement a distance of 184.80 feet; thence 13°39'38" right in a Southeasterly direction along said easement, a distance of 64.28 feet; thence 91°50'30" left, in a Northeasterly direction a distance of 17.51 feet to the beginning of a curve to the left, having a radius of 25 feet; thence in a Northeasterly direction along said curve a distance of 40.26 feet to end of said curve; thence 90° right from tangent to said curve, in a Northeasterly direction a distance of 28.00 feet; thence 90° right in a Southeasterly direction a distance of 40.58 feet; thence 90° left in a Northeasterly direction a distance of 218.56 feet to the point of beginning; being situated in Shelby County, Alabama.

PARCEL II:

A parcel of land located in Section 22, Township 20 South, Range 3 West, more particularly described as follows:

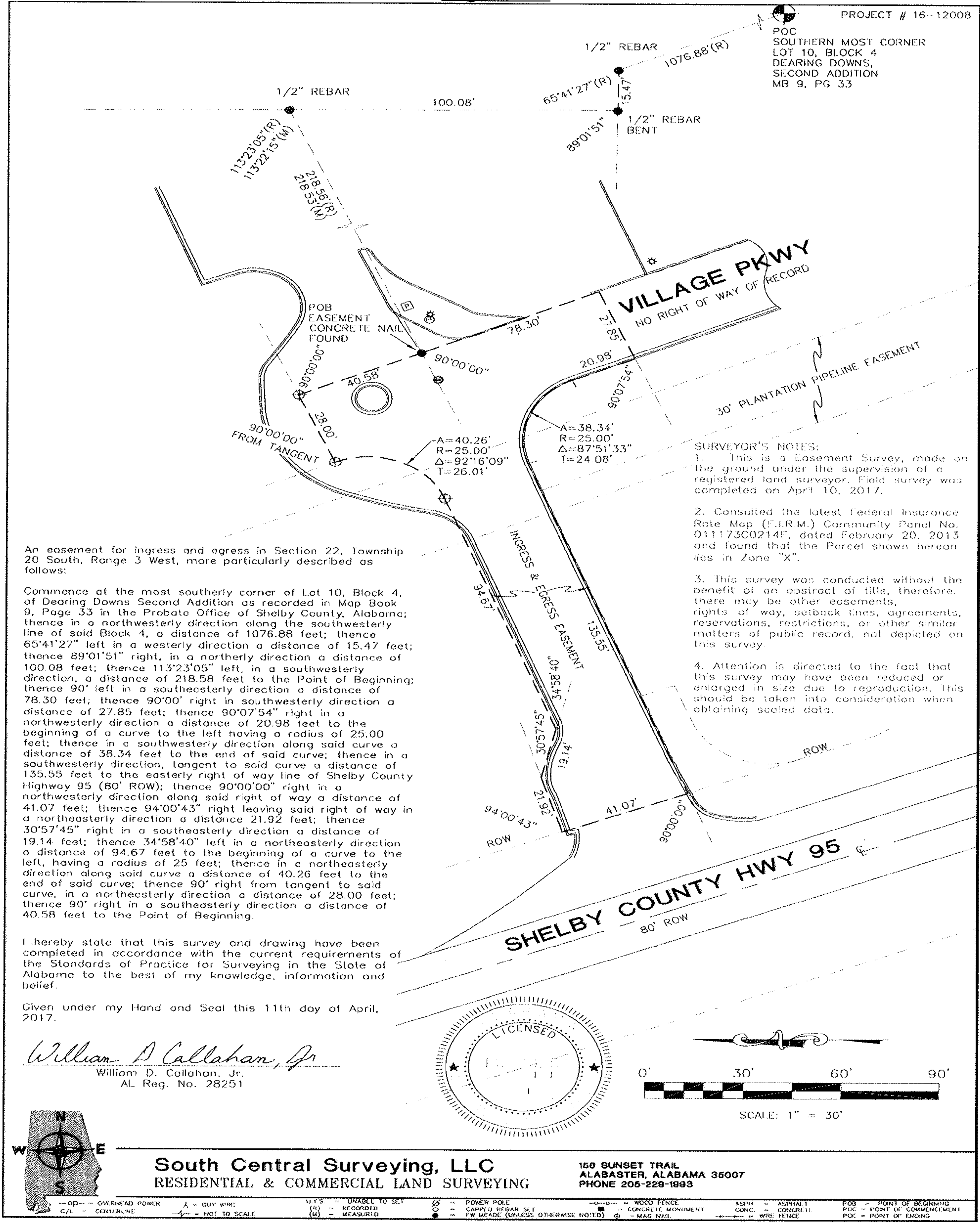
Commence at the most Southerly corner of Lot 10, Block 4, of Dearing Downs Second Addition, as recorded in Map Book 9, page 33, in the Probate Office of Shelby County, Alabama; thence in a Northwesterly direction along the Southwesterly line of said Block 4, a distance of 1076.88 feet; thence 65°41'27" left in a Westerly direction, a distance of 15.47 feet to the point of beginning; thence 89°01'51" right in a Northerly direction, a distance of 100.08 feet; thence 113°23'05" left, in a Southwesterly direction, a distance of 218.58 feet; thence 90° left in a Southeasterly direction a distance of 78.30 feet; thence 88°24' left in a Northeasterly direction a distance of 93.01 feet; thence 5°06'58" right in a Northeasterly direction, a distance of 86.54 feet to the point of beginning.

Exhibit "B"
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An easement for ingress and egress in Section 22, Township 20 South, Range 3 West, more particularly described as follows:

Commence at the most southerly corner of Lot 10, Block 4, of Dearing Downs Second Addition as recorded in Map Book 9, Page 33 in the Probate Office of Shelby County, Alabama; thence in a northwesterly direction along the southwesterly line of said Block 4, a distance of 1076.88 feet; thence $65^{\circ}41'27''$ left in a westerly direction a distance of 15.47 feet; thence $89^{\circ}01'51''$ right, in a northerly direction a distance of 100.08 feet; thence $113^{\circ}23'05''$ left, in a southwesterly direction, a distance of 218.58 feet to the Point of Beginning; thence 90° left in a southeasterly direction a distance of 78.30 feet; thence $90^{\circ}00'$ right in southwesterly direction a distance of 27.85 feet; thence $90^{\circ}07'54''$ right in a northwesterly direction a distance of 20.98 feet to the beginning of a curve to the left having a radius of 25.00 feet; thence in a southwesterly direction along said curve a distance of 38.34 feet to the end of said curve; thence in a southwesterly direction, tangent to said curve a distance of 135.55 feet to the easterly right of way line of Shelby County Highway 95 (80° ROW); thence $90^{\circ}00'00''$ right in a northwesterly direction along said right of way a distance of 41.07 feet; thence $94^{\circ}00'43''$ right leaving said right of way in a northeasterly direction a distance 21.92 feet; thence $30^{\circ}57'45''$ right in a southeasterly direction a distance of 19.14 feet; thence $34^{\circ}58'40''$ left in a northeasterly direction a distance of 94.67 feet to the beginning of a curve to the left, having a radius of 25 feet; thence in a northeasterly direction along said curve a distance of 40.26 feet to the end of said curve; thence 90° right from tangent to said curve, in a northeasterly direction a distance of 28.00 feet; thence 90° right in a southeasterly direction a distance of 40.58 feet to the Point of Beginning.

Exhibit "B"
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Signature