

Source of Title:

Instrument #20151230000443720

EASEMENT – POLE LINE

W.E. No. A6173-00-BQ17

APC Document # 72230342-001

20171103000400200

11/03/2017 11:54:39 AM

ESMTAROW 1/3

500.00

STATE OF ALABAMA

COUNTY OF SHELBY

This instrument prepared by: Dean Fritz

Alabama Power Company
2 Industrial Park Drive
Pelham, AL 35124

KNOW ALL MEN BY THESE PRESENTS, That the undersigned **Blackridge Partners, LLC, an Alabama limited liability company** (hereinafter known as "Grantors", whether one or more) for and in consideration of One and No/100 Dollar (\$1.00) and other good and valuable consideration paid to Grantors in hand by Alabama Power Company, a corporation, the receipt and sufficiency of which are hereby acknowledged, do hereby grant to said Alabama Power Company, its successors and assigns (hereinafter the "Company"), the following easements, rights, and privileges:

The right from time to time to construct, install, operate and maintain upon, over and across the Property described below, all poles, towers, wires, fiber optics, cables, communication lines, translosures, transformers, anchors, guy wires and other facilities useful or necessary in connection therewith (collectively, the "Facilities") for the overhead transmission and distribution of electric power and communications, along a route selected by the Company, as determined by the location(s) in which the Company's Facilities are to be installed. The width of the Company's right of way will extend fifteen (15) feet on all sides of said Facilities as and where installed.

The Company is further granted all the rights or privileges necessary or convenient for the full enjoyment and use of said right of way for the purposes above described, including, without limitation, the right of ingress and egress to and from said Facilities, as applicable, the right to excavate for installation, replacement, repair and removal of said Facilities, the right in the future to install and utilize intermediate poles and facilities on said right of way, the right to install, maintain, and use anchors and guy wires on land adjacent to said right of way, and also the right to cut, remove, and otherwise keep clear any and all trees, undergrowth, structures, obstructions, or obstacles of whatever character, on, under and above said right of way, as applicable. Further, the Company is also granted the right to trim and cut, and keep trimmed and cut, all dead, weak, leaning or dangerous trees or limbs outside of the aforementioned right of way that, in the opinion of the Company, may now or hereafter endanger, interfere with, or fall upon any of said overhead Facilities.

The easements, rights and privileges granted hereby shall apply to, and the word "Property" as used in this instrument shall mean the real property more particularly described in those certain instruments recorded in Instrument #20111004000294620, in the Office of the Judge of Probate of the above named County.

In the event it becomes necessary or desirable for the Company from time to time to move any of the Facilities in connection with the construction or improvement of any public road or highway in proximity to the Facilities, Grantor hereby grants to the Company the right to relocate the Facilities and, as to such relocated Facilities, to exercise the rights granted above; provided, however, the Company shall not relocate the Facilities on the Property at a distance greater than ten feet (10') outside the boundary of the right of way of any such public road or highway as established or re-established from time to time. This grant and agreement shall be binding upon and shall inure to the benefit of Grantor, the Company and each of their respective heirs, personal representatives, successors and assigns and the words "Company" and "Grantor" as used in this instrument shall be deemed to include the heirs, personal representatives, successors and assigns of such parties.

TO HAVE AND TO HOLD the same to the said Company, its successors and assigns, forever.

IN WITNESS WHEREOF, the said Grantor, has caused this instrument to be executed by Scott Rensen, its authorized representative, as of the 31st day of October, 2017.

ATTEST (if required) or WITNESS:

By: [Signature]

Blackridge Partners, LLC, an Alabama limited liability company
(Grantor – Name of Corporation/Partnership/LLC)

By: [Signature] (SEAL)
[Indicate: President, General Partner, Member, etc.]

Its: VP Marketing & Sales

For Alabama Power Company Corporate Real Estate Department Use Only

All Facilities on Grantor: ☒ Less and except Railroad R/W

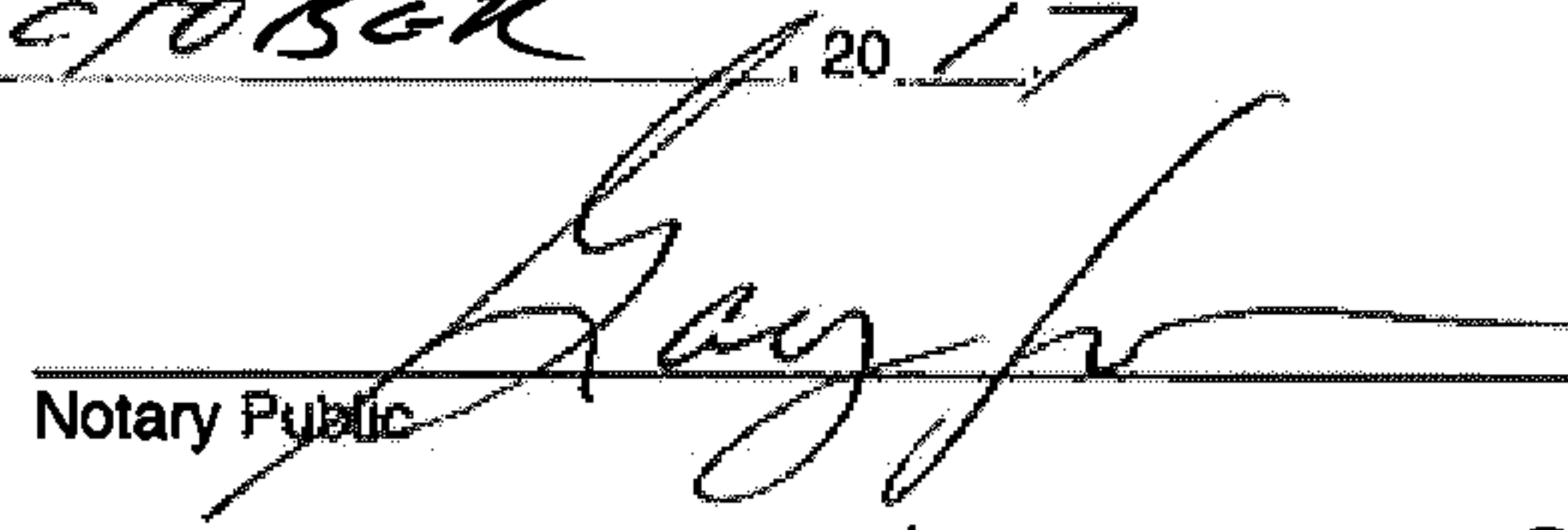
The NE ¼ of the SE ¼ of Section 5, Township 20 South, Range 3 West Transformer #T0033F

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2/3

CORPORATION/PARTNERSHIP/LLC NOTARY

STATE OF ALABAMACOUNTY OF JEFFERSON

I, GARY JONES a Notary Public in and for said County in said State, hereby certify that
SCOTT ZEMER whose name as UP MEtz of
Blackridge Partners, LLC an Alabama 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/she, as such
and with full authority, executed the same voluntarily, for and as the act of said LLC.

Given under my hand and official seal this the 31 day of OCTOBER, 2017
Notary Public

[SEAL]

My commission expires: 4-5-2020

GARY JONES
NOTARY PUBLIC, STATE OF ALABAMA
ALABAMA STATE AT LARGE
MY COMMISSION EXPIRES
APRIL 05, 2020

R/W Agent Dean Fritz
Date Assigned 9-21-17
Date Cleared 10-31-17
Parcel # 72230342-001

SKETCH OF PROPOSED WORK - SIMPLIFIED W.E.

Map Center UTM:
1680319 12098033

Map Center LatLon:
33.326468 -86.869323

Customer SIGNATURE HOMES RR XING	Location STADIUM TRACE PKWY AT RAILROAD	Cmtd. Svc Date DECEMBER 31, 2017	County Shelby	Section 5	Township 20S	Range 03W	Add'l Info. JETS REF #3715617	Estimate No. A6173-00-BQ17
Division BIRMINGHAM	District METRO SOUTH - PELHAM	Town HOOVER	Engineer Jessica Oswalt // 966	Created: 9/21/2017	Substation TRACE CROSSING	X- 49574 Y- XD732		MISSALI#

PROJECT DESCRIPTION
Install two 55' steel poles on either side of railroad for new crossing and approx 220' #795 AAC primary and #397 neutral. Line to serve future Blackridge development and tie Trace Crossings and Elvira subs. Grade B construction.

CONTACTS
Signature Homes: Joe Etheridge: 205-445-3992
CSX: Ronald Baldwin: 256-457-7521

CSX PERMIT:
AGREEMENT #: CSX057553
SITE LOCATION: CSX057553033
REFERENCE MILEPOST: 000-406.38

CONTACT BREAUANA PETERSON - CORPORATE REAL ESTATE - AT 205-257-0725 14 DAYS PRIOR TO WORK TO SET UP FLAGGING.

PROJECT LOCATION

LOCATION MAP

LOCATION 2: GRADE B CONSTRUCTION CROSSING

- : 55/H1S STEEL POLE w/ #6 Cu STD GND
- : 3Ø PRI & NEU DDE (VERTICAL)
- : 2 - 10" ANCH, 1" SOCK ROD
- : 2 - 1/2" PRI GW (20' LEAD)
- : 1 - 1/2" PRI GW (25' LEAD)
- : 1 - 1/2" NEU GW (25' LEAD)

LOCATION 1
1 : 3Ø PRI & NEU DE (VERTICAL)

LOCATION 3: GRADE B CONSTRUCTION CROSSING

1 : 55/H1S STEEL POLE w/ #6 Cu STD GND
2 : 3Ø PRI & NEU DDE (VERTICAL)
3 : 2 - 10" ANCH, 1" SOCK ROD
4 : 2 - 1/2" PRI GW (20' LEAD)
5 : 1 - 1/2" PRI GW (25' LEAD)
6 : 1 - 1/2" NEU GW (25' LEAD)

Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge

County Clerk
Shelby County, AL
11/03/2017 11:54:39 AM
\$21.50 JESSICA
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