


This instrument was prepared by:
Mike T. Atchison
P O Box 822
Columbiana, AL 35051


20181019000372040 1/2 \$18.50
Shelby Cnty Judge of Probate, AL
10/19/2018 11:38:55 AM FILED/CERT

Send Tax Notice to:
William Ingram
665 Hwy 54
mm-Turner, AL 35115

EASEMENT DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **FIVE HUNDRED DOLLARS and NO/00 (\$500.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Joyce Porter and husband, Glenn E. Porter**, grant, bargain, sell and convey unto, **William Ingram and Teresa Lynn Ingram** the following described real estate, situated in: SHELBY County, Alabama, to-wit:

SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2018.
2. Easements, restrictions, rights of way, and permits of record.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators shall, warrant and defend the same to the said Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 15th day of Oct, 2018.

Glenn E. Porter
Glenn E. Porter

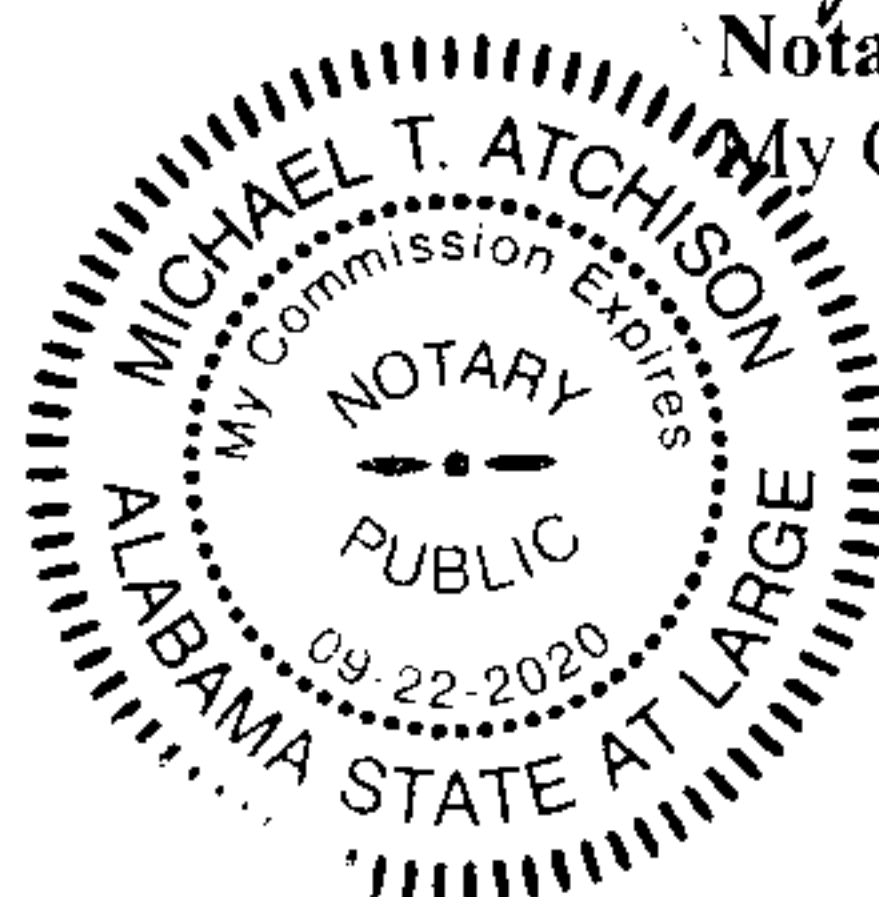
Joyce Porter
Joyce Porter

By Joyce Porter
Joyce Porter as Attorney in Fact
STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Joyce Porter and Joyce Porter as Attorney in Fact for Glenn E. Porter**, whose names are 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15th day of Oct, 2018.

Shelby County, AL 10/19/2018
State of Alabama
Deed Tax: \$.50



Michael T. Atchison
Notary Public
My Commission Expires: 9-22-20

EXHIBIT A – LEGAL DESCRIPTION

AN EASEMENT OVER AND ACROSS A PARCEL OF LAND IN THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 24 NORTH, RANGE 15 EAST, BEING THE SAME LAND DESCRIBED IN A DEED TO GLENN EUGENE AND JOYCE FAYE PORTER, RECORDED AT INSTRUMENT NO. 2006-483600, OF THE REAL PROPERTY RECORDS OF SHELBY COUNTY, ALABAMA. SAID EASEMENT BEING 30 FEET IN WIDTH ALONG THE NORTH AND WEST BOUNDARY OF SAID PROPERTY AND MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 4;THENCE N 05°36'17" E, ALONG THE WEST LINE OF SAID SIXTEENTH SECTION, A DISTANCE OF 825.88 FEET TO A POINT ON THE SOUTH EDGE OF AN EXISTING EASEMENT RECORDED IN INSTRUMENT NUMBER 2018-333500;THENCE N 88°47'26" W, ALONG THE SOUTH LINE OF SAID EASEMENT, A DISTANCE OF 434.18 FEET; THENCE S 83°22'15" W, ALONG THE SOUTH LINE OF SAID EASEMENT, A DISTANCE OF 75.16 FEET;THENCE S 81°06'41" W, ALONG THE SOUTH LINE OF SAID EASEMENT, A DISTANCE OF 56.57 FEET TO A POINT IN A NEW FENCE AND THE POINT OF BEGINNING;THENCE N 26°12'39" W, ALONG THE NEW FENCE, A DISTANCE OF 31.43 FEET, TO A POINT IN AN OLD FENCE; THENCE S 81°00'42" W, A DISTANCE OF 102.27 FEET TO A POINT;THENCE S 11°58'01" W, A DISTANCE OF 303.86 FEET TO A POINT ON THE NORTHEAST RIGHT-OF-WAY OF COUNTY HIGHWAY 47;THENCE S 35°47'10" E, ALONG THE SOUTH RIGHT-OF-WAY OF COUNTY HIGHWAY NO. 47, A DISTANCE OF 40.53 FEET TO A POINT;THENCE N 11°58'01" E, A DISTANCE OF 310.48 FEET TO A POINT;THENCE N 81°00'42" E, A DISTANCE OF 90.93 FEET TO THE POINT OF BEGINNING.

