

Source of Title:

Instrument #'s 20150318000084100

EASEMENT - UNDERGROUND

STATE OF ALABAMA

COUNTY OF SHELBY

W.E. No. ~~A6173-06-A119~~ 05-A119

20190118000020130

01/18/2019 10:07:32 AM

ESMTAROW 1/3

APCO Parcel No. 7224/854-001

Transformer No. T01019

500.00

This instrument prepared by: Dean Fritz

Alabama Power Company
2 Industrial Park Drive
Pelham, AL 35124

KNOW ALL MEN BY THESE PRESENTS THAT **Pelham Industrial Enterprises, L.L.C., an Alabama limited liability company, LESSOR**, as grantor(s), (the "Grantor", whether one or more) for and in consideration of One and No/100 Dollar (\$1.00) and other good and valuable consideration paid to Grantor in hand by Alabama Power Company, a corporation, the receipt and sufficiency of which are hereby acknowledged, does hereby grant to Alabama Power Company, its successors and assigns (the "Company"), the easements, rights and privileges described below.

The right from time to time to construct, install, operate and maintain upon, under and across the Property described below, all wires, cables, translosures, transformers, conduits, fiber optics, communication lines and other facilities useful or necessary in connection therewith (collectively, the "Facilities"), for the underground transmission and distribution of electric power and communications, along a route selected by the Company which is generally shown on the Company's drawing attached hereto and made a part hereof and which is to be determined by the locations in which the Company's Facilities are installed, such drawing showing the general location of underground facilities in an area ten feet (10') in width and also the right to clear and keep clear a strip of land extending five feet (5') from each side of said Facilities. Grantor hereby grants to the Company all easements, rights and privileges necessary or convenient for the full enjoyment and use thereof, including without limitation the right of ingress and egress to and from the Facilities and the right to excavate for installation, replacement, repair and removal thereof; and also the right to cut, remove and otherwise keep clear any and all structures, obstructions or obstacles of whatever character, on, under, adjacent to, and above said Facilities.

The easements, rights and privileges granted hereby shall apply to, and the word "Property" as used in this instrument shall mean, the following real property situated in Shelby County, Alabama (the "Property"): A portion of a parcel of land located in the NW¼ of the SW¼ of Section 30, Township 19 South, Range 2 West more particularly described in Instrument #20150318000084100, in the Office of the Judge of Probate of said 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 Adam Eason, its authorized representative, as of the 11 day of January, 2019.

ATTEST (if required) or WITNESS:

By: [Signature]
Its: Property Manager

Pelham Industrial Enterprises, L.L.C., an Alabama limited liability company
(Grantor - Name of Corporation/Partnership/LLC)

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

For Alabama Power Company Corporate Real Estate Department Use Only APC Parcel No: 72241854-001

All facilities on Grantor: X Location to Location: _____CORPORATION/LLC NOTARYSTATE OF Alabama
COUNTY OF JeffersonI, Shawna M. Wansten, a Notary Public, in and for said County in said State, hereby
certify that Adam Eason, whose name as Administrator ofPelham Industrial Enterprises, L.L.C., an Alabama limited liability company, is signed to the foregoing instrument, and who is known to
me, has acknowledgedbefore me on this day that, being informed of the contents of this instrument (he/she as such Administrator, 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 11th day of January, 2019.

[SEAL]

SHAWNA MARIE WANSTEN
Notary Public
Alabama State at LargeShawna M. Wansten
Notary PublicMy commission expires: April 2, 2022

1 inch = 100 feet

72241854-001

Work Location

