

STATE OF ALABAMA  
COUNTY OF SHELBY

20191120000433080  
11/20/2019 02:32:14 PM  
REL 1/6

**TERMINATION AND VACATION OF EASEMENTS**

**KNOW ALL MEN BY THESE PRESENTS; THAT**

**WHEREAS**, the property described on Exhibit "A" attached hereto ("Benefitted Property") is presently owned by the devisees of the Estate of Billie Jo Henderson, deceased, which devisees are Joel Dana Henderson, Dennis Charles Henderson and Edward Lee Henderson (collectively being referred to as "Hendersons").

**WHEREAS**, the Benefitted Property is benefitted by that certain easement granted in that Warranty Deed from Harold Douglas Henderson to Joel D. Henderson and wife, Annette F. Henderson dated February 23, 1987, and recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Real Book 116, at Page 550 (the "1987 Easement") and that certain right-of-way granted in that certain Warranty Deed from Cecil G. Wade and wife, Betty E. Wade to Kenneth L. Mullins and wife, Irene S. Mullins dated October 2, 1967, recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Deed Book 250, at Page 331 (the "1967 Easement", and collectively with the 1987 Easement, the "Easements").

**WHEREAS**, the Hendersons have agreed to release, terminate and vacate any and all interests they have in and to the Easements in their entirety in exchange for conveyance to them of the real property described on Exhibit "B" superior to mortgages and other liens and encumbrances, which conveyance is set forth in a Statutory Warranty Deed from RAM – Helena Development Partners, LLC to Hendersons recorded simultaneously herewith.

**WHEREAS**, the Hendersons desire to execute this instrument for such purposes and under such conditions.

**NOW, THEREFORE**, for and in consideration of One and No/100 Dollar (\$1.00), and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the Hendersons do hereby expressly terminate, vacate and relinquish forever, any and all right, title and interest they have in and to the Easements as the same benefit or may benefit the Benefitted Property.

[EXECUTION ON FOLLOWING PAGE]





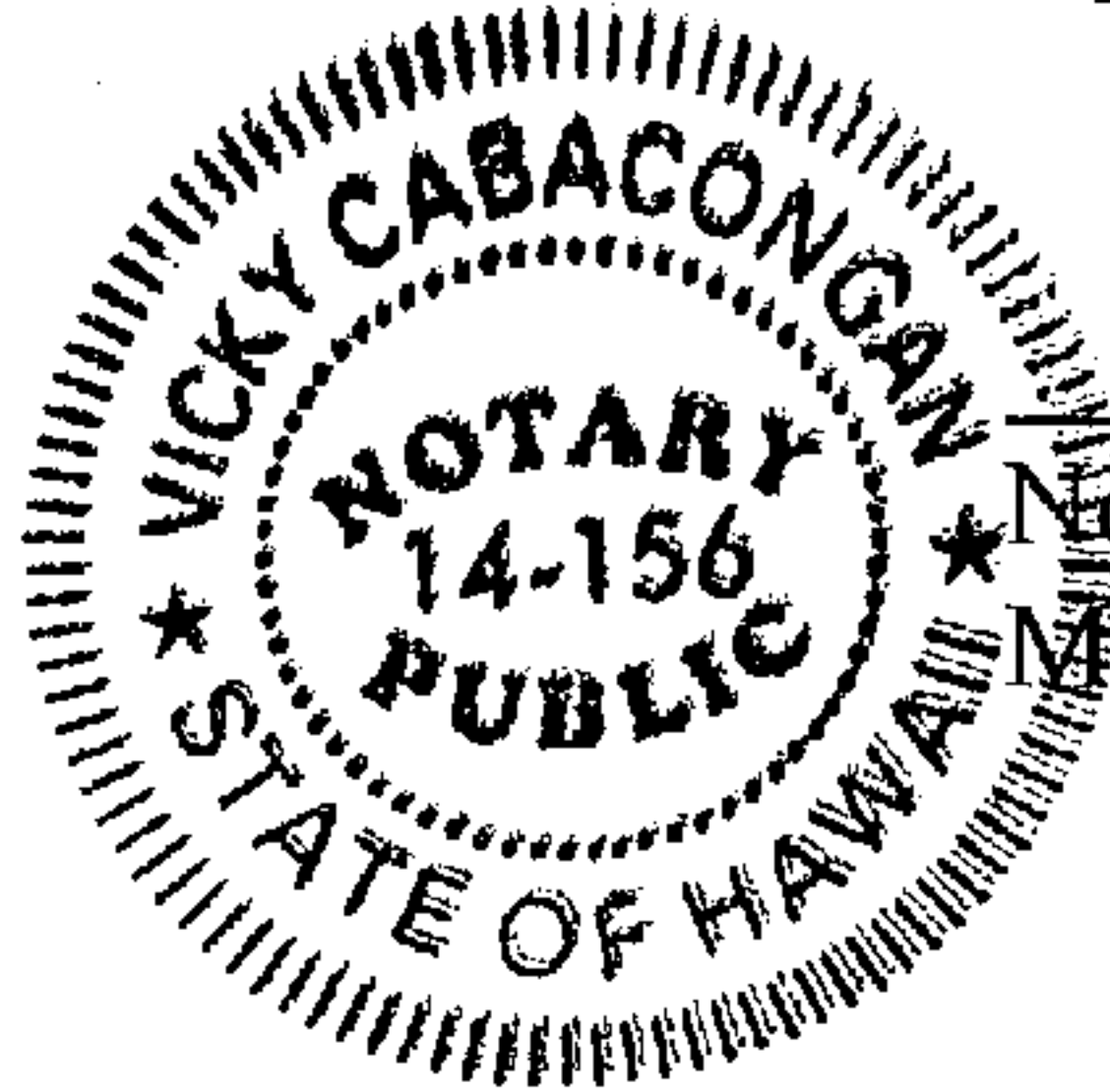
Dennis Charles Henderson

HAWAII  
STATE OF ~~ALABAMA~~ VC

COUNTY OF HONOLULU

I, the undersigned, a notary public in and for said county in said state, hereby certify that Dennis Charles Henderson whose name is 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, he, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 14<sup>th</sup> day of NOVEMBER, 2019.





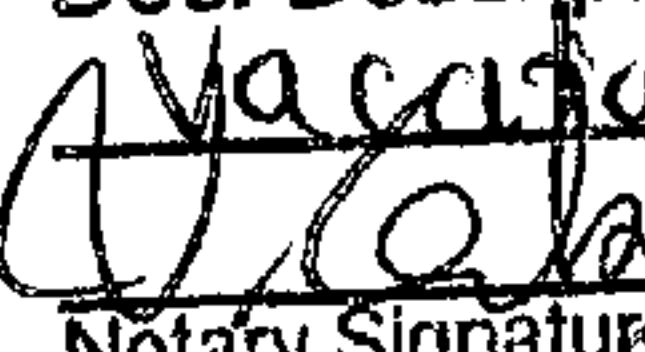
Notary Public

VICKY CABACONGAN

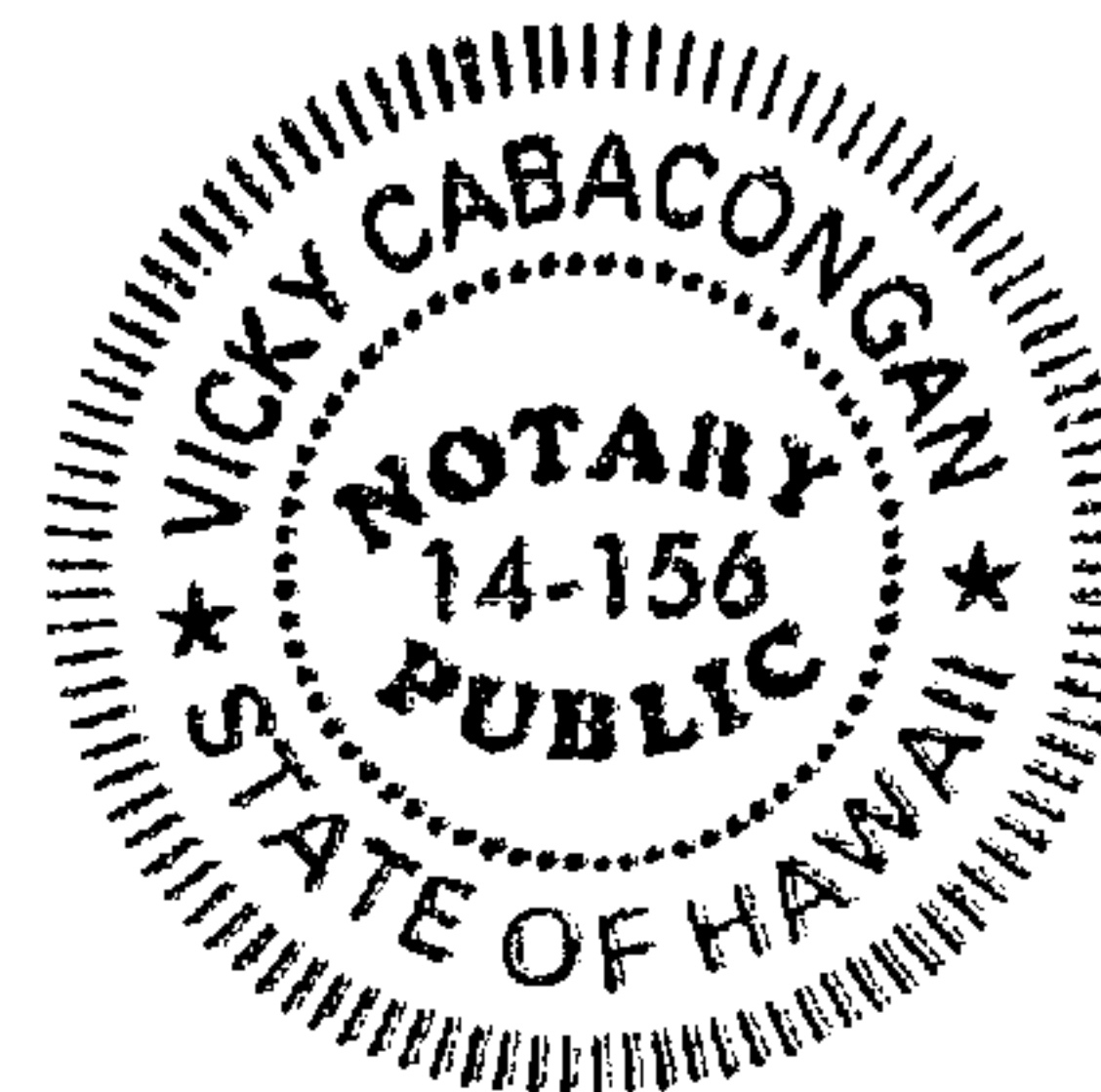
My commission expires

My Commission Expires:

05/04/2022

Doc. Date: 11/14/19 # Pages: 3  
Name: Vicky Cabacongan First Circuit  
Doc. Description: Termination &  
Vacation of easement  
 11/14/19  
Notary Signature Date

NOTARY CERTIFICATION





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IN WITNESS WHEREOF, the undersigned have executed this instrument on this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

Joel Dana Henderson  
Joel Dana Henderson

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Joel Dana Henderson whose name is 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, he, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 13<sup>th</sup> day of November, 2019.



William R. Justice  
Notary Public  
My Commission Expires: 9-12-23



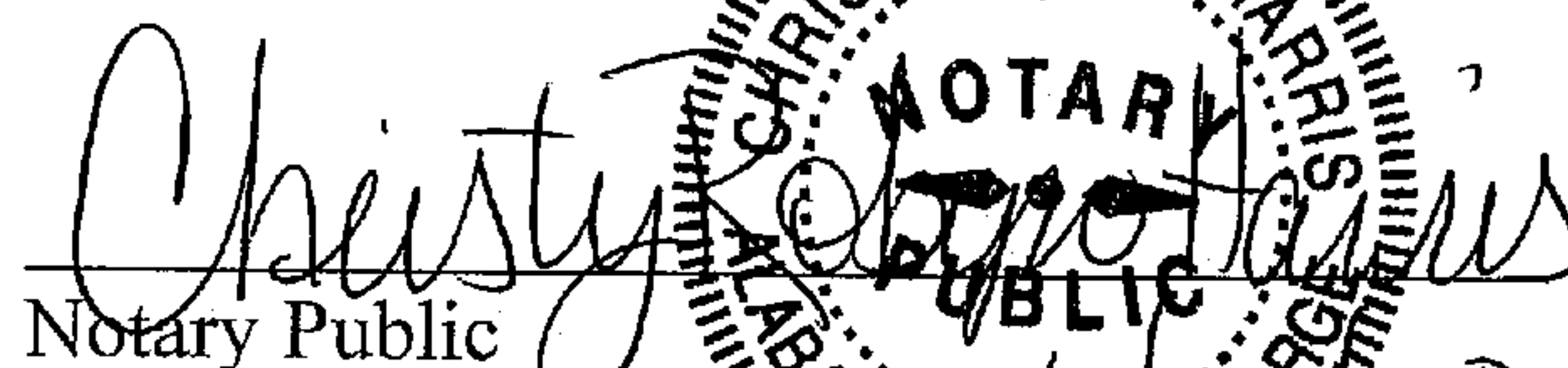
  
Edward Lee Henderson


STATE OF ALABAMA

COUNTY OF \_\_\_\_\_

I, the undersigned, a notary public in and for said county in said state, hereby certify that Edward Lee Henderson whose name is 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, he, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 15<sup>th</sup> day of November

  
Notary Public  
My Commission Expires 10/10/20



This Instrument Prepared by:  
Rushton, Stakely, Johnston & Garrett, P.A.  
Attn: J. Ladd Davis  
2100B SouthBridge Parkway, Suite 240  
Birmingham, AL 35209  
File No. 10077-3



Exhibit "A"

To Termination and Vacation of Easements

A tract of land situated in the Southeast 1/4 of Northeast 1/4 of Section 21, Township 20 South, Range 3 West, Shelby County, Alabama and known as part of Mullins Addition to Helena Subdivision as recorded in the Office of the Judge of Probate of Shelby County, Alabama; more particularly described as follows: Begin at the Southeast corner of the Southeast 1/4 of Northeast 1/4; thence West along the south line thereof a distance of 516.0 feet; thence an angle right of 89 deg. 16 min. 30 sec. and run in a northerly direction a distance of 423.40 feet to the north line of said Lot 24; thence an angle right of 90 deg. 58 min. 40 sec. and run in an easterly direction along the north line of Lot 24, a distance of 516.03 feet to the northeast corner of the east line of Section 21; thence an angle right of 89 deg. 01 min. 20 sec. and run in a southerly direction along said east line a distance of 421.12 feet to the point of beginning; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

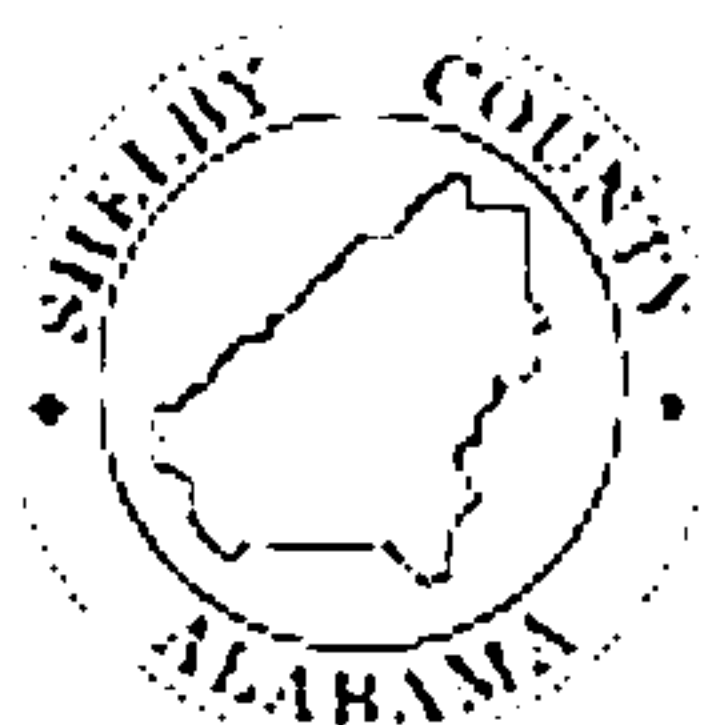
The above legal description was taken from the Warranty Deed recorded as Instrument No. 1997-09239, in the office of the Judge of Probate of Shelby County, Alabama.



**Exhibit "B"**

**To Termination and Vacation of Easements**

A parcel in the Southeast Quarter of the Northeast Quarter of Section 21, Township 20 South, Range 3 West in Shelby County, Alabama and being more particularly described as follows: Commence at the Southwest corner of said Quarter-Quarter Section and run North 88° 20' 00" East along the South line of said Quarter-Quarter Section for 296.12 feet, thence North 88° 01' 35" East along said South line for 38.20 feet, thence North 88° 14' 20" East along said South line for 49.54 feet to the Point of Beginning. Thence continue North 88° 14' 20" East along said South line for 0.46 feet, thence North 88° 15' 10" East along said South line for 216.26 feet, thence North 88° 16' 10" East along said South line for 111.68 feet, thence North 88° 24' 45" East along said South line for 80.94 feet, thence North 02° 27' 15" West for 30.00 feet, thence South 88° 24' 45" West for 80.52 feet, thence South 88° 16' 10" West for 111.72 feet, thence South 88° 15' 10" West for 201.01 feet, thence South 35° 14' 05" West for 12.02 feet to the P.C. of a curve to the left (Radius = 44.42', Delta = 28° 48' 17", Chord = South 20° 49' 55" West, 22.10 feet), thence run in a Southwesterly direction along the arc of said curve for 22.33 feet to the Point of Beginning. The above containing 0.28 acres, 12,092 square feet.



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
11/20/2019 02:32:14 PM  
\$37.00 CHARITY  
20191120000433080

*Allen S. Bayl*