

PREPARED BY
WEAVER TIDMORE, LLC
100 OLDE TOWNE ROAD SUITE 105
BIRMINGHAM, ALABAMA 35216

STATE OF ALABAMA)

COUNTY OF SHELBY)

EASEMENT

This Agreement, made this the 8th of April , 2021, by and between Mareno Construction, LLC, an Alabama limited liability company (hereinafter referred to as Grantor) and Jeffrey W. Hymer and Kathryn D. Hymer, husband and wife (hereinafter referred to as Grantees):

Whereas, the Grantor owns the following described real property situated in Shelby County, Alabama, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN

Whereas, the Grantees desire to obtain an easement across, in, under, through, and upon the Grantor's real property set forth on Exhibit A;

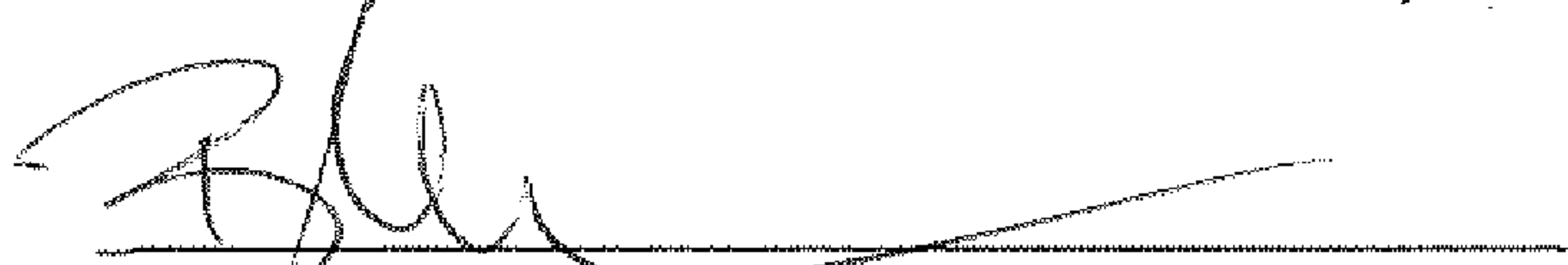
Whereas, the Grantor is willing to grant said easement;

Now, therefore, in consideration of One Dollar in cash, and other good and valuable consideration, the receipt whereof is hereby acknowledged, Grantor does hereby grant, bargain, sell and convey unto Grantees and their heirs, assigns and invitees, from the date hereof, a perpetual non-exclusive easement for the purposes of ingress and egress with all the rights and privileges necessary to the full enjoyment and use thereof, for all the purposes above stated.

To have and to hold the said easement perpetually to the Grantees and their heirs, assigns and invitees, and provided that the Grantor herein shall have and expressly reserve to the Grantor the right to use and enjoy the premises above described, but that such use and enjoyment shall be in such a manner as not unreasonably to interfere with the use thereof by Grantees, and their heirs, assigns and invitees, under the Grant herein set forth.

In Witness Whereof, the parties have caused this instrument to be executed on this 8th day of April, 2021.

GRANTOR – MARENO CONSTRUCTION, LLC:



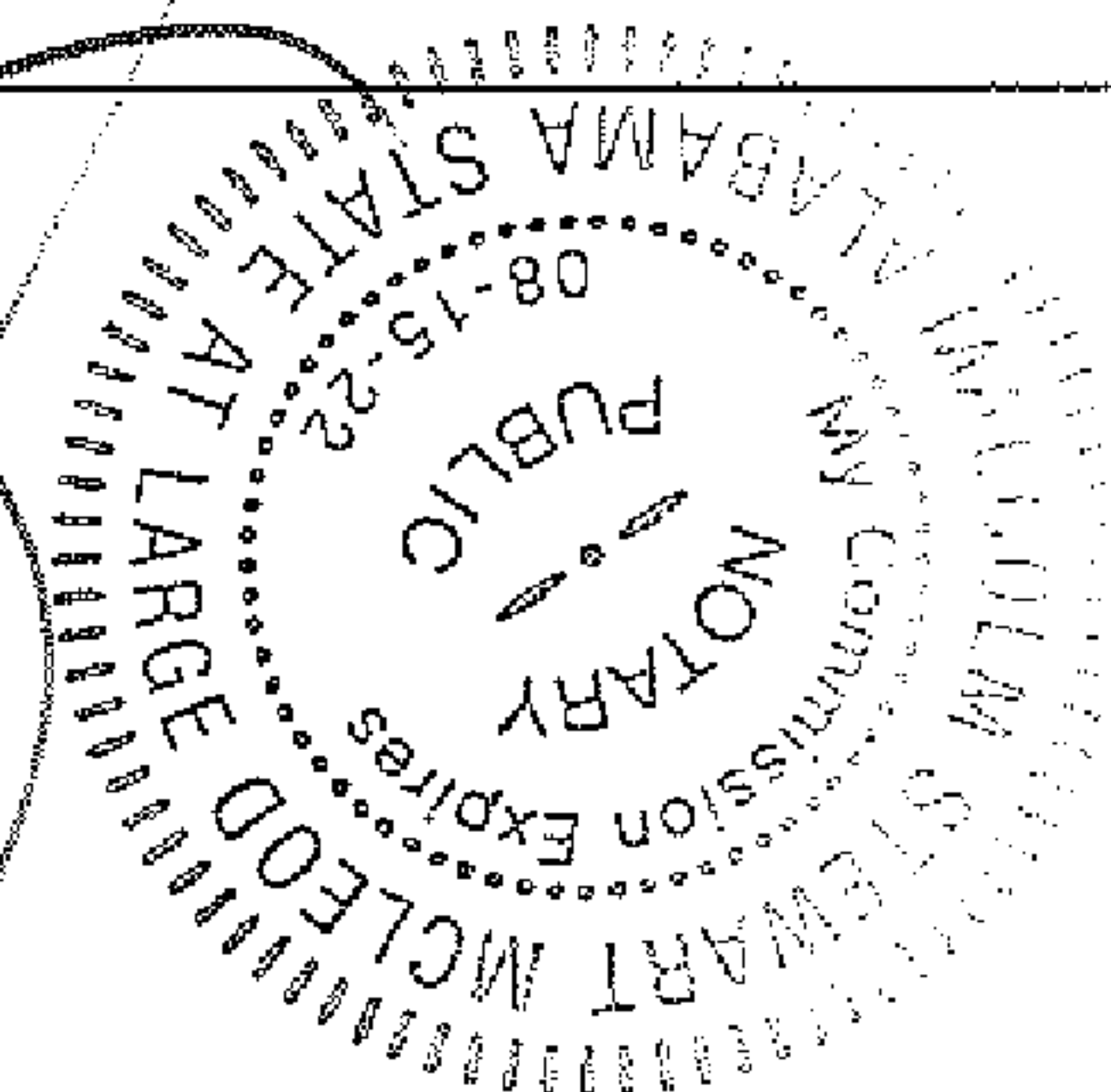
By: Brittany Mareno
Its: Manager/Member

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a notary public, in and for said county, in said state, hereby certify that Brittany Mareno, as Manager/Member of MARENO CONSTRUCTION, LLC, 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, she, as said Manager/Member, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand this the 8th day of April, 2021.

Notary Public
My commission expires:



GRANTEES:


JEFFREY W. HYMER


KATHRYN D. HYMER

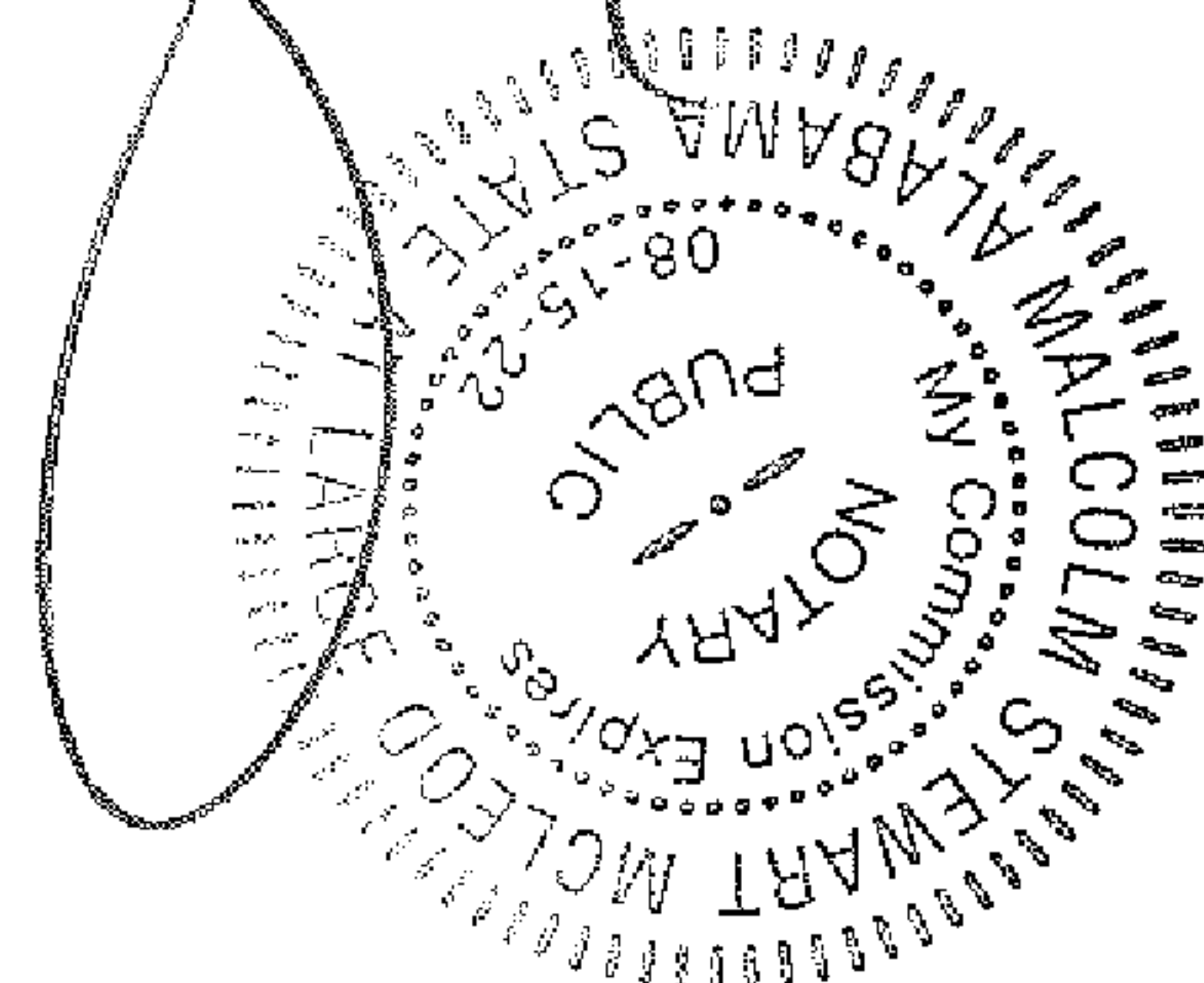
STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a notary public, in and for said county, in said state, hereby certify that JEFFREY W. HYMER and KATHRYN D. HYMER, whose names are signed to the foregoing conveyance, and who are 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 this the 8th day of April, 2021.

Notary Public

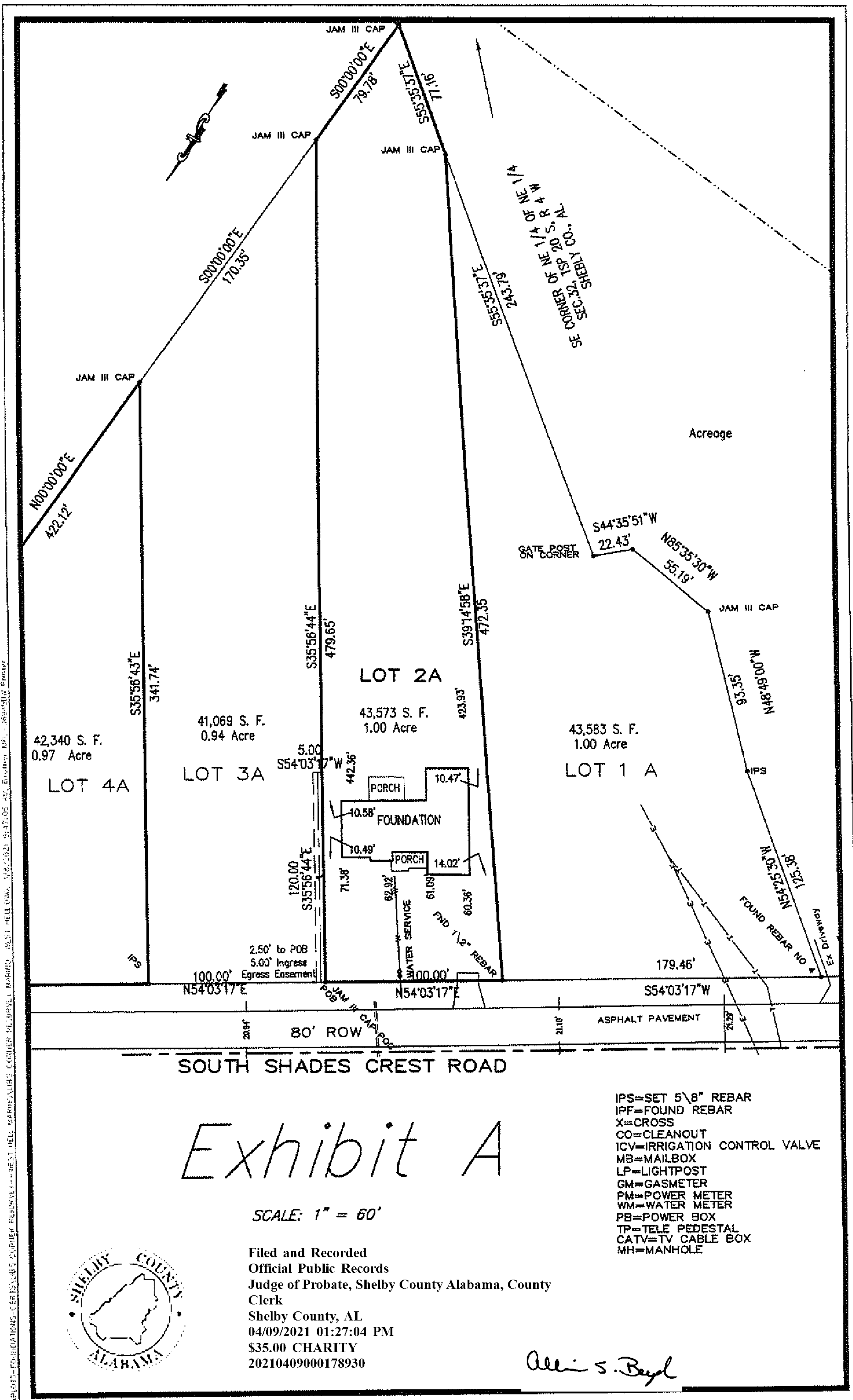
My commission expires:



5.00' INGRESS EGRESS EASEMENT ACROSS LOT 3A, LIB'S CORNER RESURVEY AS RECORDED IN MAP BOOK 52 PAGE 79 IN THE OFFICE OF PROBATE JUDGE OF SHELBY COUNTY, ALABAMA, FOR LOT 2A, SAID LIB'S CORNER RESURVEY.

MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEASTERN CORNER OF LOT 2A AND THE NORTHWESTERN CORNER OF LOT 3A, LIB'S CORNER RESURVEY RECORDED IN MAP BOOK 52 PAGE 79 IN THE OFFICE OF PROBATE JUDGE OF SHELBY COUNTY, ALABAMA; SAID CORNER ALSO BEING ON THE SOUTHERLY RIGHT OF WAY LINE OF SHADES CREST ROAD; THENCE RUN NORTH $54^{\circ}03'17''$ EAST FOR 2.50' ALONG THE NORTHERLY LINE OF SAID LOT 2A AND SOUTHERLY RIGHT OF WAY OF SHADES CREST ROAD TO THE POINT OF BEGINNING OF THE CENTERLINE 5.00' WIDE INGRESS EGRESS EASEMENT LYING 2.50 FEET EACH SIDE OF, PARALLEL TO, AND ABUTTING SAID CENTERLINE; THENCE RUN SOUTH $35^{\circ}56'44''$ EAST FOR 120.00 FEET TO THE END OF SAID 5.00 INGRESS EGRESS EASEMENT.



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 04/09/2021 01:27:04 PM
 \$35.00 CHARITY
 20210409000178930