

STATE OF ALABAMA
SHELBY COUNTY

PERMANENT UTILITY EASEMENT

KNOW ALL MEN BY THESE PRESENT: That First US Bank, in consideration of the sum of \$ 0.00 also, replacement of asphalt drive at the east side of the bank, any disruption to parking lot including asphalt and curb & gutter to be replaced, and all grass shall be replaced with sod. to us in hand, promised by the City of Columbiana, Alabama, the receipt whereof is hereby acknowledged, do hereby grant, bargain, sell and convey unto the said City of Columbiana, its successors and assigns forever, the right, privilege and easement to build, construct, lay and maintain any and all utility structures, including but not limited to, sewer lines, pipes, inlets, ditches, poles, and miscellaneous structures relating thereto; to construct, operate and maintain on the below described lands and to cut and trim trees, shrubbery, and to remove any obstruction on said easement that may interfere with or threaten to endanger the operation and maintenance of said sewer lines or systems in, over, along and under that certain strip of land situated in Shelby County, Alabama, described as follows:

Parcel ID: 21-7-26-1-001-049.006 AND Parcel ID: 21-7-26-1-001-049.007

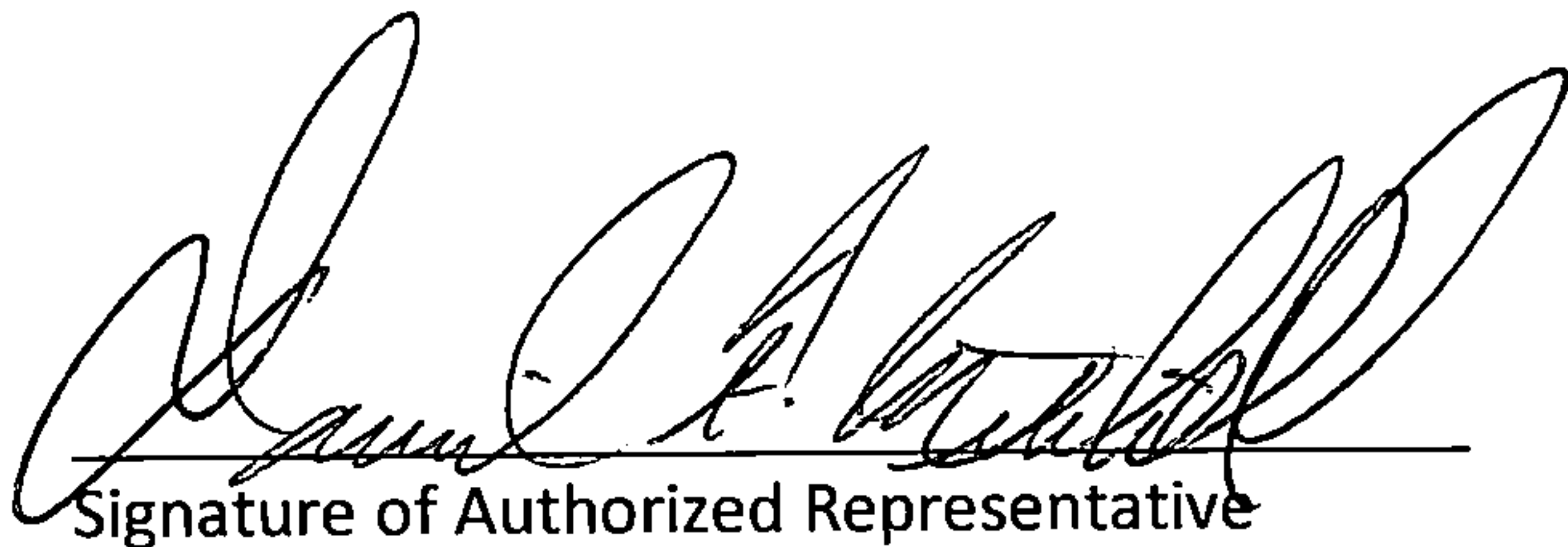
20' PERMANENT UTILITY EASEMENT

SEE ATTACHED EASEMENT 1 DESCRIPTION AND MAP
PREPARED BY RODNEY SHIFLETT SURVEYING
DATED MARCH 3, 2021

A DRAWING IS ATTACHED DEPICTING BOTH OF THE 20' PERMANENT EASEMENTS.



20211018000504510 1/3 \$29.00
Shelby Cnty Judge of Probate, AL
10/18/2021 10:17:58 AM FILED/CERT



Signature of Authorized Representative
City of Columbiana

David Mitchell, Mayor
Printed Name of Authorized Representative
City of Columbiana

Attest: Charlene Secker

First US Bank
Printed Name of Property Owner

4720 Hwy 31, Calera, AL 35040
Address

STATE OF ALABAMA
Jefferson
~~SHELBY~~ COUNTY

I, Christina Babineaux, a Notary Public in and for said County and State, hereby certify that whose name(s) (is/are) signed to the foregoing conveyance, and who (is/are) known to me acknowledged before me this day that being informed of the contents of the conveyance, (she/he/they) executed the same voluntarily on the day that same bears date.

Given under my hand this 18th day of May, 2021.

SEAL


Signature of Authorized Representative
of Property Owner

Notary Public Christina Babineaux
My term expires 5-22-22

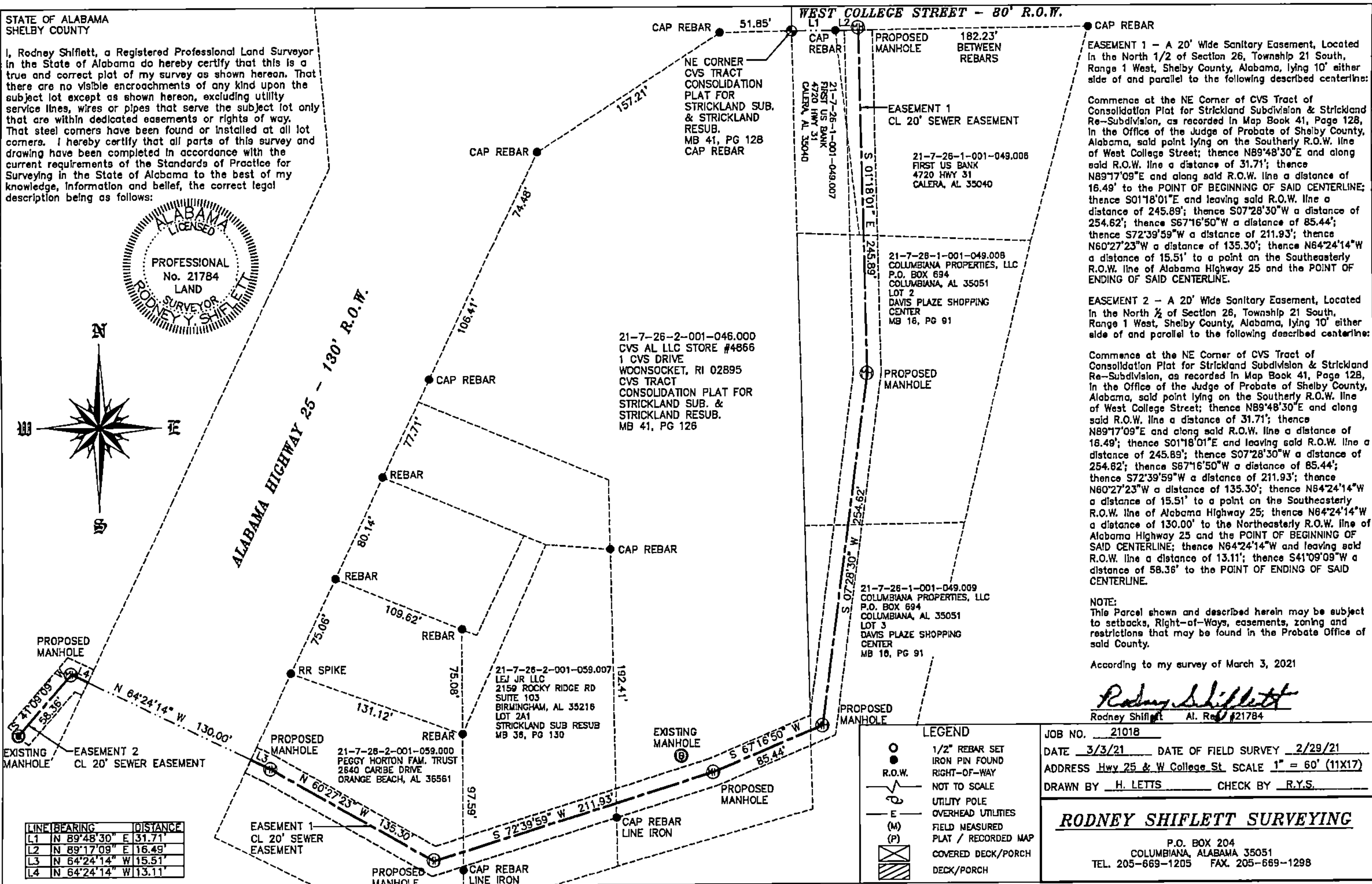
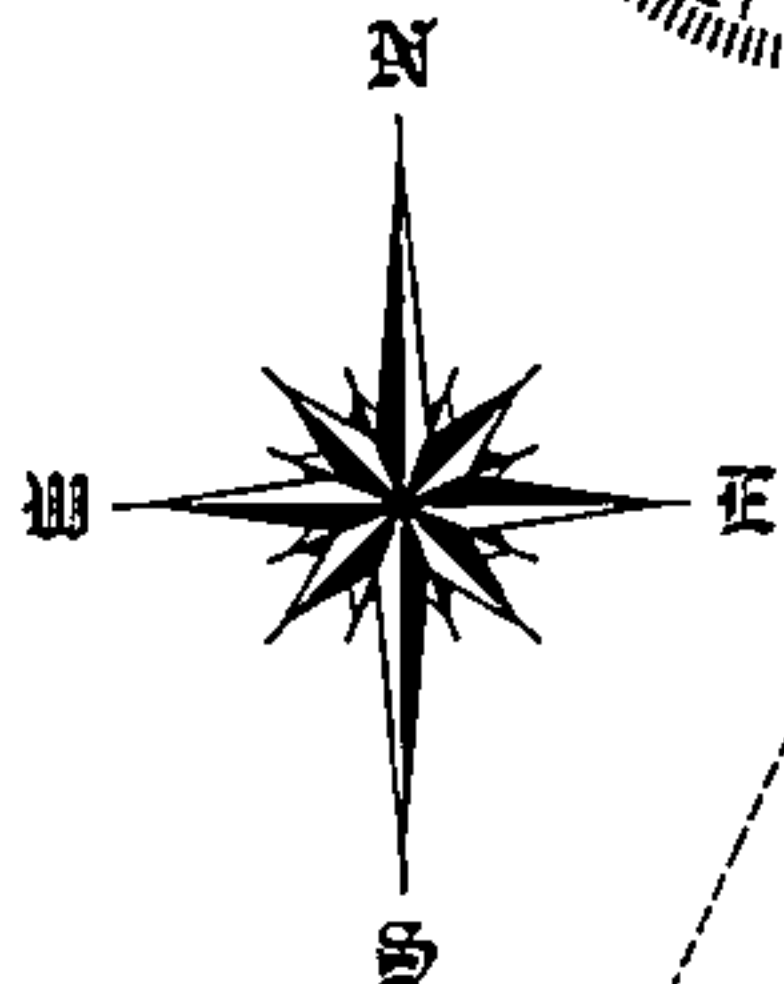
Prepared by: City of Columbiana



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STATE OF ALABAMA
SHELBY COUNTY

I, Rodney Shiflett, a Registered Professional Land Surveyor in the State of Alabama do hereby certify that this is a true and correct plot of my survey as shown hereon. That there are no visible encroachments of any kind upon the subject lot except as shown hereon, excluding utility service lines, wires or pipes that serve the subject lot only that are within dedicated easements or rights of way. That steel corners have been found or installed at all lot corners. I hereby certify that all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice for Surveying in the State of Alabama to the best of my knowledge, information and belief, the correct legal description being as follows:



EASEMENT 1 - A 20' Wide Sanitary Easement, Located in the North 1/2 of Section 26, Township 21 South, Range 1 West, Shelby County, Alabama, lying 10' either side of and parallel to the following described centerline:

Commence at the NE Corner of CVS Tract of Consolidation Plat for Strickland Subdivision & Strickland Re-Subdivision, as recorded in Map Book 41, Page 128, in the Office of the Judge of Probate of Shelby County, Alabama, said point lying on the Southerly R.O.W. line of West College Street; thence N89°48'30\"/>

EASEMENT 2 - A 20' Wide Sanitary Easement, Located in the North 1/2 of Section 26, Township 21 South, Range 1 West, Shelby County, Alabama, lying 10' either side of and parallel to the following described centerline:

Commence at the NE Corner of CVS Tract of Consolidation Plat for Strickland Subdivision & Strickland Re-Subdivision, as recorded in Map Book 41, Page 128, in the Office of the Judge of Probate of Shelby County, Alabama, said point lying on the Southerly R.O.W. line of West College Street; thence N89°48'30\"/>

NOTE:
This Parcel shown and described herein may be subject to setbacks, Right-of-Ways, easements, zoning and restrictions that may be found in the Probate Office of said County.

According to my survey of March 3, 2021

Rodney Shiflett
Rodney Shiflett Al. Reg. #21784

- LEGEND
- 1/2\"/>

JOB NO. 21018
DATE 3/3/21 DATE OF FIELD SURVEY 2/29/21
ADDRESS Hwy 25 & W College St SCALE 1\"/>

RODNEY SHIFLETT SURVEYING
P.O. BOX 204
COLUMBIANA, ALABAMA 35051
TEL. 205-669-1205 FAX. 205-669-1298



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