

Prepared by:
Shannon R. Crull, PC
Shannon R. Crull
3009 Firefighter Lane
Birmingham, AL 35209

GRANT OF EASEMENT

M212306 (2)
STATE OF ALABAMA
COUNTY OF SHELBY

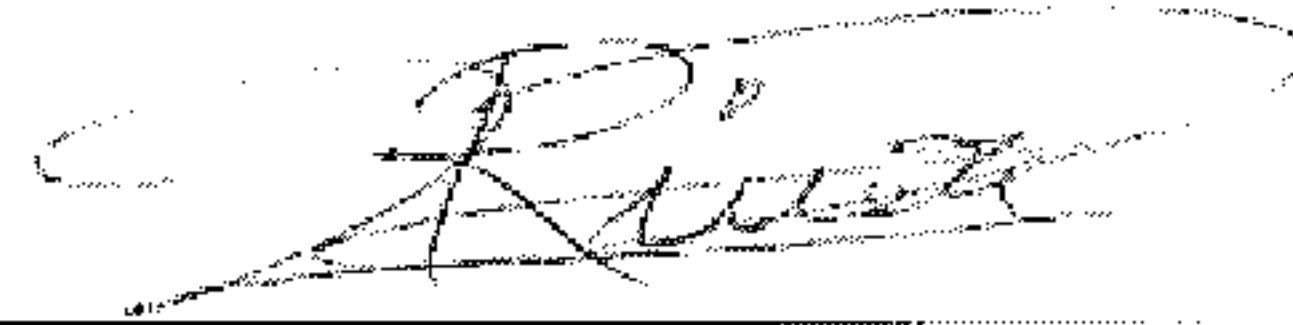
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Know All Men by These Presents:

That for and in consideration of the sum of **Ten and No/100 (\$10.00)** to the undersigned Grantor (whether one or more), in hand paid by the Grantee (whether one or more) herein, the receipt whereof is hereby acknowledged, **Francisco Rivera and Maria Rivera**, husband and wife, as owners of the property described in Exhibit A (herein referred to as Grantors whether one or more) do hereby remise, grant, sell, and convey unto **Morgan Thornton and Taylor Thornton**, as owners of adjoining property described in the attached Exhibit B, (herein referred to as Grantees) their heirs, successors and assigns, from the date hereof, a perpetual, non-exclusive right of way and easement over the property described in the attached Exhibit A for the purposes of ingress and egress to and from the property described in Exhibit B via the driveway shown on the survey attached as Exhibit C, with all the rights and privileges necessary or convenient for the full enjoyment and use thereof, for all the purposes above stated. This grant of easement is solely for ingress, egress and utility access to the property described in Exhibit B and does not convey any right to build, park, or use any part of the property described in Exhibit A for any use other than ingress, egress and utility access.

To Have and to Hold the said right of way and easement perpetually to the Grantees, their heirs, successors and assigns.

IN WITNESS WHEREOF, the undersigned grantors have caused this instrument to be executed on this the 15th day of December, 2021.



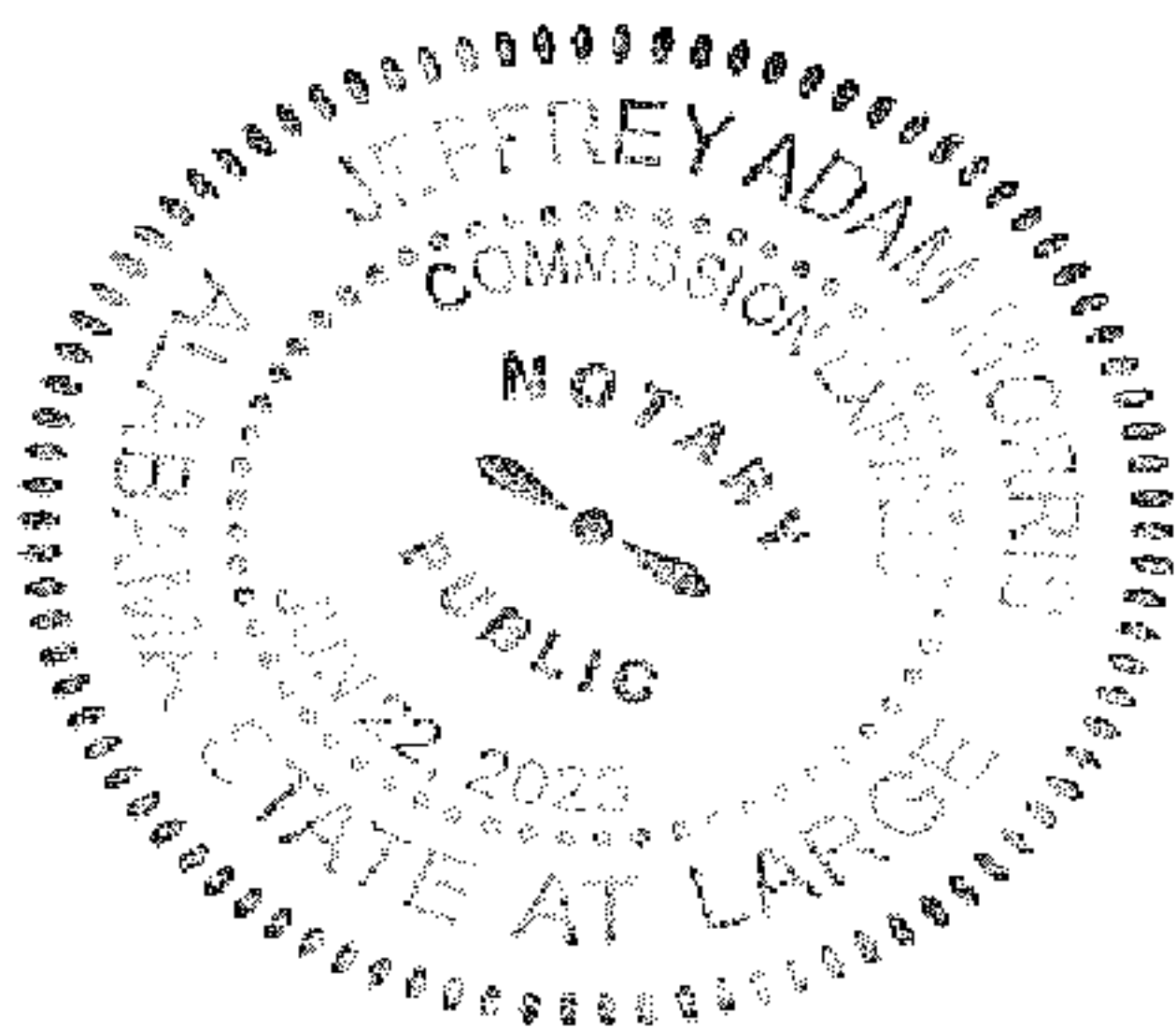
Francisco Rivera

STATE OF AL
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, do hereby certify that **Francisco Rivera** whose name is signed to the foregoing deed and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she executed the same voluntarily on the day the same bears date.

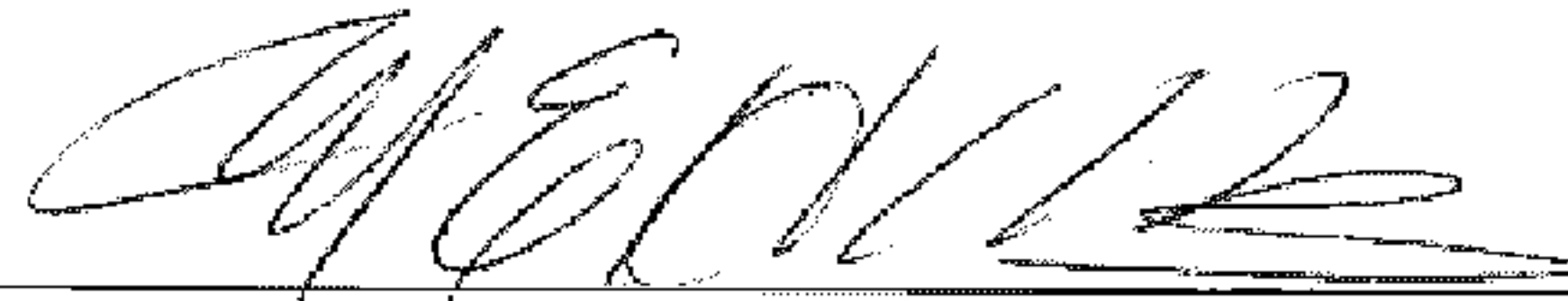
Given under my hand and official seal this the 15th day of December, 2021.

Notary Seal



Notary Public

My commission expires: 6/22/2025



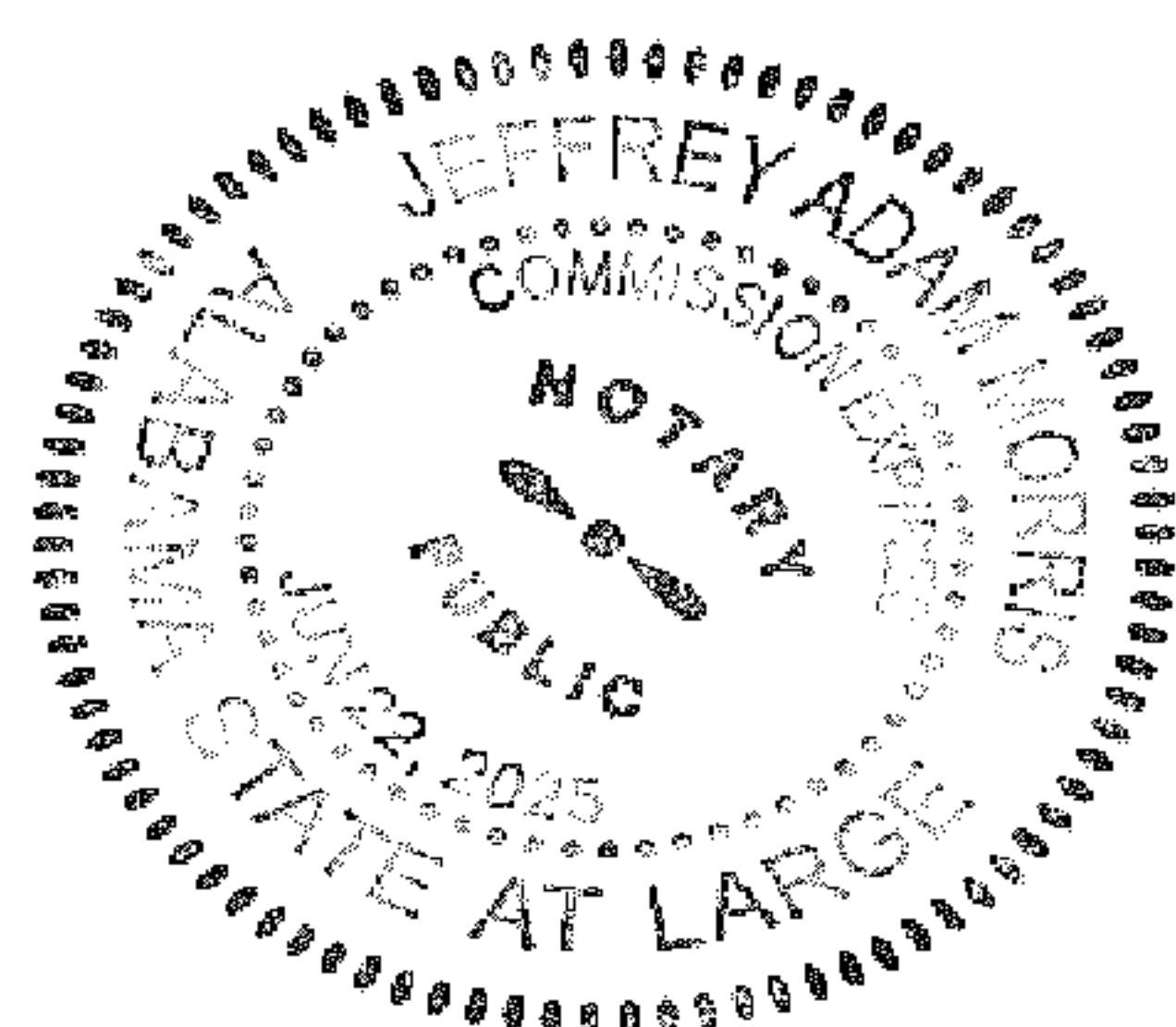
Maria Rivera

STATE OF AL
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, do hereby certify that **Maria Rivera** whose name is signed to the foregoing deed and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 15th day of December, 2021.

Notary Seal



Notary Public

My commission expires: 6/22/2025

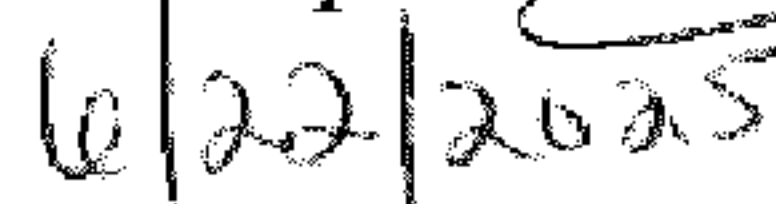
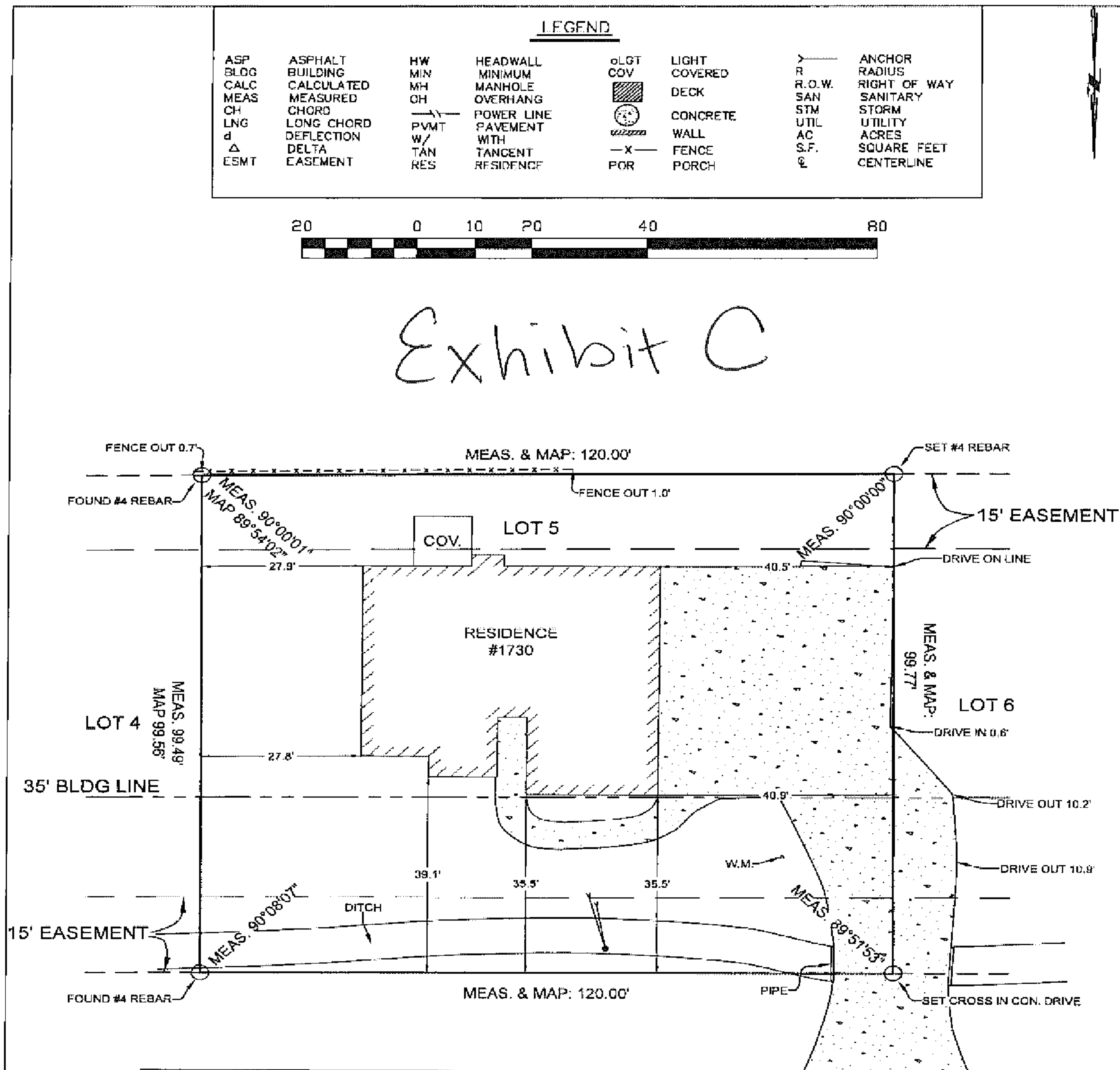


Exhibit A

Lot 6, according to the Survey of Meadowview, Fourth Sector, as recorded in Map Book 27, Page 57, in the Probate Office of Shelby County, Alabama.

Exhibit B

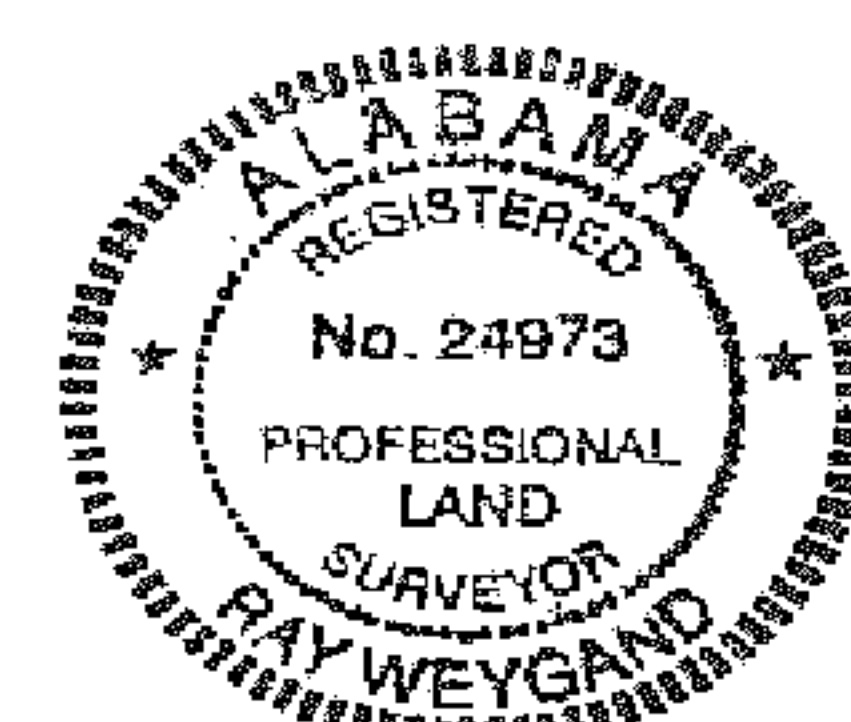
Lot 5, according to the Survey of Meadowview, Fourth Sector, as recorded in Map Book 27, Page 57, in the Probate Office of Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
12/22/2021 12:51:03 PM
\$35.00 JOANN
20211222000604890

BUTLER ROAD
(80' R.O.W.)

Allen S. Byrd



STATE OF ALABAMA
SHELBY COUNTY)

"Property Boundary Survey"

I, Ray Weygand, a Registered Land Surveyor, hereby certify to the purchaser of this property at this time, that I have surveyed Lot 5, Meadowview 4th Sector Re-Recorded as recorded in Map Volume 27, Page 52, in the Office of the Judge of Probate, Shelby County, Alabama. I hereby state 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, according to my survey of November 29, 2021. Survey invalid if not sealed in red.

Order No.: 20212339
Purchaser:
Address: 1730 Butler Road
(Alabaster, AL) 35007

Ray Weygand, Reg. L.S. #34754
169 Oxmoor Road, Homewood, AL 35209
Phone: (205) 942-0086 Fax: (205) 942-0087
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WEYGAND
SURVEYORS

Note: (a) No title search of the public records has been performed by this firm and land shown hereon was not abstracted for easements and/or rights-of-way, recorded or unrecorded. The parcel shown hereon is subject to setbacks, easements, zoning, and restrictions that may be found in the public records of said county and/or city. (b) All bearings and/or angles, are deed/record map and actual unless otherwise noted. (c) Underground portions of foundations, footings, and/or other underground structures, utilities, cemeteries or burial sites were not located unless otherwise noted. (d) The shown north arrow is based on deed/record map. (e) This survey is not transferable. (f) Easements not shown on recorded map are not shown above.