

**STATE OF ALABAMA** § **QUITCLAIM DEED**  
§ **(VACATION OF EASEMENT)**  
**COUNTY OF MADISON** § *No title search requested and none prepared.*

**KNOW ALL MEN BY THESE PRESENTS THAT**, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, in hand paid to the undersigned, the receipt of which is hereby acknowledged, the **City of Madison, Alabama, a municipal corporation** (hereinafter referred to as “Grantor”), hereby extinguishes any and all interest that it has in the portion of the utility & drainage easement described below and does by these presents release, remise, quitclaim, and convey unto **Michael Williams & Janah Williams**, (hereinafter referred to as “Grantees”) any and all interest Grantor possesses which was created in and by the following described utility & drainage easement situated in Madison, Madison County, Alabama, to-wit:

ALL THAT PART OF LOT 56 OF BUCKINGHAM PHASE THREE, AS RECORDED IN PLAT BOOK 46 PAGE 41 IN THE OFFICE OF THE JUDGE OF PROBATE, MADISON COUNTY, ALABAMA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A CAPPED REBAR FOUND AT THE SOUTHWEST CORNER OF THE AFOREMENTIONED LOT 56; THENCE NORTH 01 DEGREES 31 MINUTES 28 SECONDS WEST A DISTANCE OF 45.93 FEET TO A POINT; THENCE NORTH 62 DEGREES 33 MINUTES 40 SECONDS EAST A DISTANCE OF 8.34 FEET TO A POINT, SAID POINT BEING THE TRUE POINT OF BEGINNING FOR THE HEREIN DESCRIBED EASEMENT TO BE VACATED; THENCE LEAVING SAID TRUE POINT OF BEGINNING, NORTH 01 DEGREES 31 MINUTES 28 SECONDS WEST A DISTANCE OF 20.85 FEET TO A POINT; THENCE NORTH 61 DEGREES 07 MINUTES 38 SECONDS EAST A DISTANCE OF 121.07 FEET TO A POINT; THENCE SOUTH 54 DEGREES 39 MINUTES 57 SECONDS EAST A DISTANCE OF 24.50 FEET TO A POINT; THENCE SOUTH 62 DEGREES 33 MINUTES 40 SECONDS WEST A DISTANCE OF 141.35 FEET TO THE TRUE POINT OF BEGINNING.

**TO HAVE AND TO HOLD** to said Grantees, their heirs, successors, and assigns forever.

**IN WITNESS WHEREOF**, the City of Madison, Alabama, a municipal corporation, has hereunto set its hand and seal this \_\_\_\_ day of October, 2024.

City of Madison, Alabama,  
a municipal corporation

Attest:

By: \_\_\_\_\_  
Paul Finley, Mayor  
City of Madison, Alabama

\_\_\_\_\_  
Lisa Thomas  
City Clerk-Treasurer

**STATE OF ALABAMA** §

**COUNTY OF MADISON**

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I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Paul Finley, whose name as Mayor of the City of Madison, Alabama, and Lisa Thomas, whose name as City Clerk-Treasurer of the City of Madison, Alabama, 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, in their respective capacities as Mayor of the City of Madison and City Clerk-Treasurer of the City of Madison, executed the same voluntarily for and as the act of the City of Madison, Alabama, a municipal corporation, on the day the same bears date.

Given under my hand this the \_\_\_\_\_ day of October 2024.

\_\_\_\_\_  
Notary Public