

STATE OF ALABAMA)
)
COUNTY OF LIMESTONE)

CONVEYANCE OF TEMPORARY
CONSTRUCTION EASEMENT
No title opinion requested and none provided.

KNOW ALL MEN BY THESE PRESENTS, that DR. JITENDRA JAIN, (“Grantor”), for and in consideration of Nine Thousand Dollars (\$9,000.00) paid by the CITY OF MADISON, Alabama, a municipal corporation in Madison County, Alabama (“Grantee”), the receipt of which is hereby acknowledged, hereby grants, bargains, sells, and conveys unto the Grantee, its successors and assigns, a temporary construction easement over, under, upon, and across the following described property which is situated in the City of Madison, Limestone County, Alabama, to-wit:

STATE OF ALABAMA)
LIMESTONE COUNTY)

A PARCEL OF LAND LOCATED IN THE NORTHWEST CORNER OF SECTION 13, TOWNSHIP 4 SOUTH, RANGE 3WEST OF THE HUNTSVILLE MERIDIAN IN MADISON COUNTY, ALABAMA; BEING MORE PARTICULARLY DESCRIBEDAS FOLLOWS:

COMMENCING AT A ROCK MARKING THE SAID NORTHWEST CORNER OF SECTION 13, THENCE SOUTH 83 DEGREES 01 MINUTE 19 SECONDS EAST, FOR A DISTANCE OF 1601.54 FEET TO A 5/8 INCH CAPPED IRON PIN FOUND (DUNIVANT), POINT LYING ON THE SOUTH RIGHT OF WAY MARGIN OF MADISON BRANCH BOULEVARD (FORMERLY HALSEY DRIVE) AND THE POINT OF BEGINNING.

THENCE FROM THE POINT OF BEGINNING, ALONG SAID SOUTH MARGIN, SOUTH 83 DEGREES 30 MINUTES 39 SECONDS EAST FOR A DISTANCE OF 185.55 FEET TO A POINT; THENCE, SOUTH 89 DEGREES 53 MINUTES 53 SECONDS EAST FOR A DISTANCE OF 89.89 FEET TO A POINT; THENCE, LEAVING SAID SOUTH MARGIN, SOUTH 83 DEGREES 30 MINUTES 39 SECONDS EAST FOR A DISTANCE OF 117.55 FEET TO A POINT; THENCE, SOUTH 57 DEGREES 01 MINUTE 35 SECONDS EAST FOR A DISTANCE OF 89.84 FEET TO A POINT; THENCE, SOUTH 00 DEGREES 37 MINUTES 19 SECONDS WEST FOR A DISTANCE OF 258.51 FEET TO A POINT, POINT LYING ON THE WEST RIGHT OF WAY MARGIN OF HARDIMAN ROAD (PUBLIC RIGHT OF WAY VARIES); THENCE, ALONG THE SAID WEST MARGIN, SOUTH 00 DEGREES 37 MINUTES 19 SECONDS WEST FOR A DISTANCE OF 4.11 FEET TO A POINT; THENCE, SOUTH 00 DEGREES 26 MINUTES 49 SECONDS WEST FOR A DISTANCE OF 213.72 FEET TO A POINT; THENCE, LEAVING SAID WEST MARGIN, NORTH 89 DEGREES 17 MINUTES 22 SECONDS WEST FOR A DISTANCE OF 50.65 FEET TO A POINT; THENCE, NORTH 00 DEGREES 37 MINUTES 19 SECONDS EAST FOR A DISTANCE OF 448.74 FEET TO A POINT; THENCE, NORTH 57 DEGREES 01 MINUTE 35 SECONDS WEST FOR A DISTANCE OF 50.56 FEET TO A POINT; THENCE, NORTH 83 DEGREES 30 MINUTES 39 SECONDS WEST FOR A DISTANCE OF 102.99 FEET TO A POINT; THENCE, NORTH 89 DEGREES 53 MINUTES 53 SECONDS WEST FOR A DISTANCE OF 89.89 FEET TO A POINT; THENCE, NORTH 83 DEGREES 30 MINUTES 39 SECONDS WEST FOR A DISTANCE OF 184.57 FEET TO A POINT; THENCE NORTH 02 DEGREES 10 MINUTES 57 SECONDS EAST A DISTANCE OF 50.14 FEET TO A 5/8 INCH CAPPED IRON PIN FOUND MARKING THE POINT OF BEGINNING.

CONTAINING 1.06 ACRES (45968 SQUARE FEET), MORE OR LESS.

TO HAVE AND TO HOLD unto the Grantee, its successors, and assigns until Grantee completes its right of way improvement project, or one (1) year from the date of this agreement, whichever shall first occur. At such time, the above-described temporary construction easement shall terminate, and all rights shall revert to the Grantor.

