

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 and drainage easement described below and does by these presents release, remise, quitclaim, and convey unto **Diltina Development Corporation**, (hereinafter referred to as “Grantee”) any and all interest Grantor possesses which was created in and by the following described utility and drainage easement situated in Madison, Limestone County, Alabama, to-wit:

STATE OF ALABAMA)

LIMESTONE COUNTY)

PUDE EASEMENT TO BE VACATED

PART OF A 15' PUBLIC UTILITY AND DRAINAGE EASEMENT ON TRACT 2 OF THE FINAL PLAT OF BELLAWOODS - PHASE 1 AS RECORDED IN PLAT BOOK K PAGE 214-216, IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA AND LOCATED IN SECTION 35, TOWNSHIP 3 SOUTH, RANGE 3 WEST OF LIMESTONE COUNTY, ALABAMA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF TRACT 2 OF THE SAID PLAT, LOCATED ON THE NORTH RIGHT OF-WAY OF HUNTSVILLE BROWNSFERRY ROAD, THENCE NORTH 01 DEGREE 12 MINUTES 18 SECONDS EAST FOR A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING;

THENCE, FROM THE POINT OF BEGINNING, THENCE ALONG A CURVE TO THE RIGHT, HAVING A DELTA ANGLE OF 89 DEGREES 59 MINUTES 57 SECONDS, HAVING A RADIUS OF 15.00 FEET, HAVING A CHORD BEARING OF NORTH 43 DEGREES 48 MINUTES 19 SECONDS WEST FOR A DISTANCE OF 23.56 FEET TO A POINT; THENCE NORTH 01 DEGREE 11 MINUTES 42 SECONDS EAST, 5.71 FEET TO A POINT; THENCE ALONG A CURVE TO THE LEFT, HAVING A DELTA ANGLE OF 05 DEGREES 09 MINUTES 40 SECONDS, HAVING A RADIUS OF 180.00 FEET, HAVING A CHORD BEARING OF NORTH 01 DEGREES 23 MINUTES 08 SECONDS WEST FOR A DISTANCE OF 16.21 FEET TO A POINT; THENCE NORTH 86 DEGREES 02 MINUTES 02 SECONDS EAST, 10.00 FEET TO A POINT; THENCE ALONG A CURVE TO THE RIGHT, HAVING A DELTA ANGLE OF 05 DEGREES 09 MINUTES 40 SECONDS, HAVING A RADIUS OF 190.00 FEET, HAVING A CHORD BEARING OF SOUTH 01 DEGREE 23 MINUTES 08 SECONDS EAST FOR A DISTANCE OF 17.11 FEET TO A POINT; THENCE SOUTH 01 DEGREE 11 MINUTES 42 SECONDS WEST, 10.71 FEET TO A POINT; THENCE ALONG A CURVE TO THE LEFT, HAVING A DELTA ANGLE OF 89 DEGREES 59 MINUTES 25 SECONDS, HAVING A RADIUS OF 10.00 FEET, HAVING A CHORD BEARING OF SOUTH 43 DEGREES 48 MINUTES 00 SECONDS EAST FOR A DISTANCE OF 14.14 FEET TO A POINT OF BEGINNING;

CONTAINING 0.01 ACRES (347 SQUARE FEET) MORE OR LESS.

TO HAVE AND TO HOLD to said Grantee, its heirs, successors, and assigns forever.

