

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 **Coppens Family Living Trust and Trustees Chris Joseph Coppens and Jody Lynn Coppens**, (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, Madison County, Alabama, to-wit:

STATE OF ALABAMA
COUNTY OF MADISON

EASEMENT TO BE VACATED

ALL THAT PART OF LOT 29 OF SILVER CREEK PHASE V, MADISON ALABAMA, AS RECORDED IN PLAT BOOK 27, PAGE 60, A RESUBDIVISION OF TRACT 6A AND A PORTION OF TRACT 4 OF A RESUBIDIVISION OF LOT 1, OF WHITE ESTATES SUBDIVISION, SECOND ADDITION, AS RECORDED IN PLAT BOOK 18, PAGE 71, BOTH IN THE OFFICE OF JUDGE OF PROBATE FOR MADISON COUNTY, ALABAMA. ALL IN SECTION 33, TOWNSHIP 3 SOUTH, RANGE 2 WEST, OF THE HUNTSVILLE MERIDIAN, MORE PARTICULARLY DESCRIBED AS BEGINNING AT POINT THAT IS SOUTH 00 DEGREES 00 MINUTES 00 SECONDS WEST 15.00 FEET AND NORTH 89 DEGREES 48 MINUTES 09 SECONDS EAST 10.00 FEET FROM THE NORTHWEST CORNER OF SAID LOT 29

THENCE FROM THE TRUE POINT OF BEGINNING NORTH 89 DEGREES 48 MINUTES 09 SECONDS EAST 124.35 FEET TO A POINT; THENCE SOUTH 00 DEGREES 11 MINUTES 51 SECONDS EAST 5.00 FEET TO A POINT; THENCE SOUTH 89 DEGREES 48 MINUTES 09 SECONDS WEST 124.37 FEET TO A POINT; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST 5.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 621.8 SQUARE FEET.

TO HAVE AND TO HOLD to said Grantee, its 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 July, 2023.

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 §

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 June 2023.

Notary Public