



# Huntsville, Alabama

305 Fountain Circle  
Huntsville, AL 35801

## Cover Memo

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**Meeting Type:** City Council Regular Meeting **Meeting Date:** 3/13/2025

**File ID:** TMP-5278

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**Department:** Legal

**Subject:**

**Type of Action:** Approval/Action

Ordinance authorizing the vacation of a Utility and Drainage Easement at Moores Mill Road and Highway 72 for Trailhead Investment Company, LLC.

Ordinance No.

**Finance Information:**

**Account Number:** NA

**City Cost Amount:** NA

**Total Cost:** NA

**Special Circumstances:**

**Grant Funded:** NA

**Grant Title - CFDA or granting Agency:** NA

**Resolution #:** NA

**Location: (list below)**

**Address:** Moores Mill Road and Highway 72

**District:** District 1  District 2  District 3  District 4  District 5

**Additional Comments:**

**ORDINANCE NO. 25-\_\_\_\_\_**

**BE IT ORDAINED** by the City Council of the City of Huntsville, Alabama, as follows:

**Section 1.** The City Council of the City of Huntsville, Alabama, finds that an application has been presented to the City of Huntsville requesting the vacation of a utility and drainage easement; that the applicant has represented to the City of Huntsville that **Trailhead Investment Company, LLC**, is the owner of the property across which said easement lies; that said easement, or the portion being vacated, is not presently used and is no longer needed for a public or municipal purpose.

**Section 2.** Pursuant to the findings in Section 1 hereinabove, the Mayor of the City of Huntsville, Alabama, is hereby authorized, requested and directed to execute a quitclaim deed vacating the easement hereinafter described, said deed being substantially in words and figures as follows, to-wit:

STATE OF ALABAMA )

COUNTY OF MADISON )

QUITCLAIM DEED

THIS INDENTURE MADE AND ENTERED into this, the 13<sup>th</sup> day of March, 2025, by and between **CITY OF HUNTSVILLE, an Alabama municipal corporation**, hereinafter referred to as “Party of the First Part”, and **Trailhead Investment Company, LLC, an Alabama limited liability company**, hereinafter referred to as “Party of the Second Part”.

WITNESSETH

THAT FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration to the Party of the First Part in hand paid by the Party of the Second Part, the receipt whereof is hereby acknowledged, the Party of the First Part has this day remised, released, quitclaimed and conveyed to the Party of the Second Part, the following described lot or parcel of land lying and being situated in the County of Madison, State of Alabama, to-wit:

See Exhibit “A” attached and made a part hereto.

TO HAVE AND TO HOLD unto the Party of the Second Part, its successors and assigns forever.

IN WITNESS WHEREOF, the Party of the First Part has hereunto caused this quitclaim to be signed in its behalf by its Mayor and attested by its City Clerk, the day and year hereinabove first written.

CITY OF HUNTSVILLE,  
an Alabama municipal corporation

By: \_\_\_\_\_  
Tommy Battle  
Its: Mayor

ATTEST:

By: \_\_\_\_\_  
Shaundrika Edwards  
Its: City Clerk

*Prepared by:*  
*Alan P. Judge, Attorney at Law*  
*3330 L & N Drive, Suite A*  
*Huntsville, Alabama 35801*

STATE OF ALABAMA        )

COUNTY OF MADISON       )

I, the undersigned authority, a Notary Public in and for said County and State, hereby certify that Tommy Battle and Shaundrika Edwards, whose names, as Mayor and City Clerk, respectively, of the City of Huntsville, an Alabama municipal corporation, are signed to the foregoing conveyance, who are known to me, acknowledged before me on this day that, being informed of the contents of said conveyance, they, as such officers and with full authority, executed the same for and as the act of said corporation on the day the same bears date

GIVEN under my hand and seal on this the 13th day of March, 2025.

\_\_\_\_\_  
Notary Public  
Commission Expiration Date: \_\_\_\_\_

Grantor's name and address:

City of Huntsville  
308 Fountain Circle SW  
Huntsville, AL 35801

Grantee's name and address:

Trailhead Investment Company, LLC,  
an Alabama limited liability company  
2000 Andrew Jackson Way NE  
Huntsville, AL 35811

Property address:

\_\_\_\_\_  
\_\_\_\_\_

*Prepared by:*  
*Alan P. Judge, Attorney at Law*  
*3330 L & N Drive, Suite A*  
*Huntsville, Alabama 35801*

“Exhibit A”

ALL THAT PART OF LOT 1 OF CHASE CREEK PARK TRACT 1 RESUBDIVISION PHASE 3 AS SHOWN ON THE MAP OR PLAT OF SAID SUBDIVISION RECORDED IN THE OFFICE OF THE JUDGE OF PROBATE OF MADISON COUNTY, ALABAMA IN PLAT BOOK 2024, PAGES 143-144, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1, SAID POINT LOCATED ON THE SOUTH RIGHT-OF-WAY OF U.S. HIGHWAY 72; THENCE SOUTH 84 DEGREES 29 MINUTES 33 SECONDS EAST AND ALONG THE SAID SOUTH RIGHT-OF-WAY, 161.41 FEET TO A POINT; THENCE LEAVING THE SAID SOUTH RIGHT-OF-WAY, SOUTH 08 DEGREES 08 MINUTES 15 SECONDS WEST, 15.02 FEET TO THE POINT OF BEGINNING OF THE TRACT HEREIN DESCRIBED, SAID POINT BEING ON THE SOUTH BOUNDARY OF A 15 FOOT WIDE UTILITY AND DRAINAGE EASEMENT;

THENCE FROM THE POINT OF BEGINNING SOUTH 84 DEGREES 37 MINUTES 07 SECONDS EAST AND ALONG THE SAID SOUTH BOUNDARY, 5.01 FEET TO A POINT;  
THENCE LEAVING THE SAID SOUTH BOUNDARY, SOUTH 08 DEGREES 08 MINUTES 15 SECONDS WEST, 263.21 FEET TO A POINT ON THE NORTH BOUNDARY OF AN EXISTING 20 FOOT WIDE UTILITY AND DRAINAGE EASEMENT;  
THENCE ALONG THE SAID NORTH BOUNDARY, NORTH 84 DEGREES 52 MINUTES 47 SECONDS WEST, 10.01 FEET TO A POINT;  
THENCE LEAVING THE SAID NORTH BOUNDARY, NORTH 08 DEGREES 08 MINUTES 15 SECONDS EAST, 263.27 FEET TO A POINT ON THE SOUTH BOUNDARY OF SAID 15 FOOT WIDE UTILITY AND DRAINAGE EASEMENT;  
THENCE ALONG THE SAID SOUTH BOUNDARY, SOUTH 84 DEGREES 29 MINUTES 33 SECONDS EAST, 5.01 FEET TO THE POINT OF BEGINNING AND CONTAINING 2632 SQUARE FEET, MORE OR LESS.

*Prepared by:*  
*Alan P. Judge, Attorney at Law*  
*3330 L & N Drive, Suite A*  
*Huntsville, Alabama 35801*

**ADOPTED** this the 13th day of March, 2025.

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President of the City Council  
of the City of Huntsville, Alabama

**APPROVED** this the 13th day of March, 2025.

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Mayor of the City of  
Huntsville, Alabama