



# Huntsville, Alabama

308 Fountain Circle  
Huntsville, AL 35801

## Cover Memo

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**Meeting Type:** City Council Regular Meeting **Meeting Date:** 3/23/2023

**File ID:** TMP-2741

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**Department:** Legal

**Subject:**

**Type of Action:** Approval/Action

Ordinance authorizing the vacation of a Utility and Drainage Easement, Lot 2, Airport Properties Subdivision.  
(Huntsville Logistics)

**Type of Document:** 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:** Airport Properties Subdivision

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

**Additional Comments:**

**ORDINANCE NO. 23-\_\_\_\_\_**

**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 easements; that the applicant has represented to the City of Huntsville that **Huntsville Logistics Center, LLC**, is the owner of the property across which said easements lie; that said easements, or the portions being vacated, are not presently used and are 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 easements hereinafter described, said deed being substantially in words and figures as follows, to-wit:

Prior Reference: Plat Book K, Page 222; and  
Plat Book K, Page 312

STATE OF ALABAMA        )  
  )  
LIMESTONE COUNTY        )

This instrument was prepared by:

Mike Fisher  
Polsinelli PC  
900 West 48<sup>th</sup> Place, Suite 900  
Kansas City, Missouri 64112

Send Tax Notice to:

Huntsville Logistics Center LLC  
3515 West 75<sup>th</sup> Street, Suite 103  
Prairie Village, Kansas 66208

**QUIT CLAIM DEED**

**KNOW ALL THESE MEN BY THESE PRESENTS:** That as of this 23rd day of March, 2023, for an in consideration of the sum of One Dollar (\$1.00) and other good and valuable consideration, to the undersigned GRANTOR, in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, the **CITY OF HUNTSVILLE**, a municipal corporation in the State of Alabama (herein referred to as "**Grantor**"), does hereby REMISE, RELEASE, QUITCLAIM AND CONVEY unto **HUNTSVILLE LOGISTICS CENTER LLC**, a Delaware limited liability company (herein referred to as "**Grantee**") all of the Grantor's right, title, interest and claim in or to the real estate situated in Limestone County, Alabama, more particularly described on the attached **Exhibit A** and as generally depicted on **Exhibit B-1** and **Exhibit B-2** (the "**Quitclaimed Land**"), together with all of Grantor's right, title and interest, if any, in and to any rights, benefits, privileges, easements, tenements, hereditament, appurtenances and thereon or in any way appertaining thereto, all of Grantor's right, title and interest, if any, in and to any buildings, structures, improvements (collectively referred to herein as the "**Improvements**"), if any, now situated on the Quitclaimed Land, and all of Grantor's interest, if any, in any currently existing assisted living occupancy agreements for the Quitclaimed Land and Improvements located thereon;

**TO HAVE AND TO HOLD** to the said GRANTEE forever.

[Remainder of Page Intentionally Left Blank; Signature Page Follows.]

**IN WITNESS WHEREOF**, Grantor has caused these presents to be executed on this the day and year first above written.

**GRANTOR:**

**CITY OF HUNTSVILLE,**  
a municipal corporation in the State of Alabama

By: \_\_\_\_\_  
Name: Shaundrika Edwards  
Title: City Clerk

STATE OF ALABAMA        )  
  )  
COUNTY OF MADISON    )

I, the undersigned, a notary public in and for said county in said state, hereby certify that Shaundrika Edwards, whose name as the City Clerk of the City of Huntsville, a municipal corporation in the State of Alabama, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he/she with full authority, executed the same voluntarily for and as the act of said entity.

Given under my hand and seal this 23rd day of March, 2023.

(NOTARIAL SEAL)

\_\_\_\_\_  
Notary Public  
My commission expires: \_\_\_\_\_

**EXHIBIT A TO QUIT CLAIM DEED**  
(Legal Description of the Quitclaimed Land)

**EASEMENT AREA 1:**

10' PUBLIC UTILITY AND DRAINAGE EASEMENT LOCATED OVER AND ACROSS A PORTION OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2 INCH CAPPED REBAR STAMPED "4SITE CA541LS" BEING THE SOUTHWEST CORNER OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 SOUTH, RANGE 3 WEST OF THE HUNTSVILLE MERIDIAN, LIMESTONE COUNTY, ALABAMA AND FURTHER DESCRIBED AS BEING THE SOUTHWEST CORNER OF LOT 1C OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA; THENCE, ALONG THE WEST LINE OF SAID LOT 1C, NORTH 01 DEGREE 28 MINUTES 45 SECONDS EAST, 725.04 FEET TO A 5/8 INCH REBAR STAMPED "BWSC CA-106-LS" BEING THE NORTHEAST CORNER OF SAID LOT 2; THENCE, ALONG THE NORTH LINE OF SAID LOT 2, NORTH 88 DEGREES 53 MINUTES 36 SECONDS WEST, 30.38 FEET TO THE SOUTHEAST CORNER OF LOT 1B OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA AND MORE PARTICULARLY DESCRIBED AS THE POINT OF BEGINNING;

THENCE, FROM THE POINT OF BEGINNING, LEAVING SAID NORTH LINE, SOUTH 1 DEGREE 06 MINUTES 24 SECONDS WEST, 10.00 FEET TO THE SOUTH LINE OF A 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT; THENCE, CONTINUING ALONG SAID SOUTH LINE, NORTH 88 DEGREE 53 MINUTES 36 SECONDS WEST, 2399.13 FEET; THENCE, LEAVING SAID SOUTH LINE AND ALONG THE EAST LINE OF A 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT, SOUTH 01 DEGREE 06 MINUTES 24 SECONDS WEST, 8.00 FEET; THENCE, LEAVING SAID EAST LINE, NORTH 88 DEGREES 53 MINUTES 36 SECONDS WEST, 10.00 FEET TO THE WEST LINE OF SAID LOT 2; THENCE, ALONG SAID WEST LINE, NORTH 01 DEGREE 06 MINUTES 24 SECONDS EAST, 18.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 2; THENCE, LEAVING SAID WEST LINE AND ALONG THE NORTH LINE OF SAID LOT 2, SOUTH 88 DEGREES 53 MINUTES 36 SECONDS EAST, 2409.13 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.56 ACRES, MORE OR LESS.

SUBJECT TO: EASEMENTS, RIGHT-OF-WAYS, RIGHTS, RESTRICTIONS, AND COVENANTS RECORDED OR UNRECORDED.

**EASEMENT AREA 2:**

10' PUBLIC UTILITY AND DRAINAGE EASEMENT LOCATED OVER AND ACROSS A PORTION OF LOT 1B OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2 INCH CAPPED REBAR STAMPED "4SITE CA541LS" BEING THE SOUTHWEST CORNER OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 25,

TOWNSHIP 4 SOUTH, RANGE 3 WEST OF THE HUNTSVILLE MERIDIAN, LIMESTONE COUNTY, ALABAMA AND FURTHER DESCRIBED AS BEING THE SOUTHWEST CORNER OF LOT 1C OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA; THENCE, ALONG THE WEST LINE OF SAID LOT 1C, NORTH 01 DEGREE 28 MINUTES 45 SECONDS EAST, 725.04 FEET TO A 5/8 INCH REBAR STAMPED "BWSC CA-106-LS" BEING THE NORTHEAST CORNER OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA; THENCE, ALONG THE NORTH LINE OF SAID LOT 2, NORTH 88 DEGREES 53 MINUTES 36 SECONDS WEST, 30.38 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1B AND MORE PARTICULARLY DESCRIBED AS THE POINT OF BEGINNING;

THENCE, FROM THE POINT OF BEGINNING, ALONG THE SOUTH LINE OF SAID LOT 1B THE FOLLOWING CALLS: NORTH 88 DEGREES 53 MINUTES 36 SECONDS WEST, 2409.13 FEET TO THE NORTHWEST CORNER OF SAID LOT 2;

SOUTH 01 DEGREE 06 MINUTES 24 SECONDS WEST, 18.00 FEET TO THE NORTHEAST CORNER OF LOT 1A OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA;

NORTH 88 DEGREES 53 MINUTES 36 SECONDS WEST, 618.21 FEET; THENCE, LEAVING SAID SOUTH LINE, ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 9932.40 FEET, ARC LENGTH OF 10.01 FEET, CHORD BEARING AND DISTANCE OF NORTH 03 DEGREES 10 MINUTES 53 SECONDS EAST, 10.01 FEET TO THE NORTH LINE OF A 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT; THENCE, CONTINUING ALONG THE NORTH LINE OF SAID 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT THE FOLLOWING CALLS:

SOUTH 88 DEGREES 53 MINUTES 36 SECONDS EAST, 607.85 FEET;

NORTH 01 DEGREE 06 MINUTES 24 SECONDS EAST, 18.00 FEET;

SOUTH 88 DEGREES 53 MINUTES 36 SECONDS EAST, 2409.13 FEET; THENCE, LEAVING SAID NORTH LINE AND ALONG THE WEST LINE OF A 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT, NORTH 01 DEGREE 06 MINUTES 24 SECONDS EAST, 538.65 FEET; THENCE, LEAVING SAID WEST LINE, SOUTH 88 DEGREES 53 MINUTES 36 SECONDS EAST, 10.00 FEET TO THE EAST LINE OF SAID LOT 1B; THENCE, ALONG SAID EAST LINE, SOUTH 01 DEGREE 06 MINUTES 24 SECONDS WEST, 548.65 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.82 ACRES, MORE OR LESS.

SUBJECT TO: EASEMENTS, RIGHT-OF-WAYS, RIGHTS, RESTRICTIONS, AND COVENANTS RECORDED OR UNRECORDED.

**EXHIBIT B-1 TO QUIT CLAIM DEED**  
(General Depiction of Quitclaimed Land – Easement Area 1)

See attached.

B-1

GUNTERS WAY (R.O.W. VARIES)

RW RW

GRAPHIC SCALE  
SCALE: 1" = 300'



RW

OLD HIGHWAY 20 (R.O.W. VARIES)

LOT 1B  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

RW

10' PUBLIC UTILITY AND DRAINAGE  
EASEMENT (HATCHED AREA)

LOT 2  
AIRPORT PROPERTIES  
SUBDIVISION  
PLAT BOOK K, PAGE 222



LOT 1A  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312



VICINITY MAP  
NOT TO SCALE

POINT OF  
COMMENCEMENT

POINT OF  
BEGINNING

LOT 1C  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

- SURVEYOR'S NOTES:**
1. NORTH ARROW AS SHOWN HEREON IS BASED ON GRID NORTH AS DEFINED BY THE STATE PLANE COORDINATE SYSTEM, ALABAMA EAST ZONE, NAD 1983 (2011); (DETERMINED BY GPS OBSERVATIONS).
  2. SOURCES OF INFORMATION: PLAT BOOK K, PAGE 222; PLAT BOOK K, PAGE 312.
  3. THIS IS NOT A BOUNDARY SURVEY. THE INTENT OF THIS SKETCH IS TO ACCURATELY REFLECT THE POSITION OF THE 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT OVER AND ACROSS A PORTION OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA.

**VACATING EXHIBIT OVERALL**

10' UTILITY AND DRAINAGE EASEMENT LYING OVER AND ACROSS A PORTION OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA

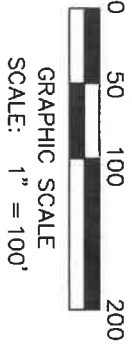


200 Clinton Avenue // Suite 800 // Huntsville, Alabama 35891  
Phone (256) 533-1661 // Fax (256) 533-1584

NO.	DATE	DESCRIPTION	BY

SHEET 1 OF 5  
FILE NO. 3787600





10' PUBLIC UTILITY & DRAINAGE  
EASEMENT ALONG THE  
NORTH LINE OF LOT 2

LOT 1B  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

LOT 2  
AIRPORT PROPERTIES  
SUBDIVISION  
PLAT BOOK K, PAGE 222

S88°53'36"E 2409.13' (M)  
N88°53'36"W 2399.13' (M)

10' P.U.D.E.  
10' P.U.D.E.

**POINT OF BEGINNING**  
SE CORNER OF LOT 1B  
N: 1518110.72  
E: 366388.74

S01°06'24"W 10.00' (M)  
N88°53'36"W 30.38' (M)

10' P.U.D.E. N01°28'45"E 725.04' (M)  
10' P.U.D.E.

LOT 1C  
AIRPORT PROPERTIES SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

GENERAL LEGEND	
○	Property Corner, Found
●	Set 5/8" Rebar With Yellow Cap Stamped "BWSC CA-106-LS"
SW	SOUTHWEST
SE	SOUTHEAST
NE	NORTHEAST
EP	Edge of Pavement
R/W	Right-of-Way
T	TOWNSHIP
R	RANGE
S	SOUTH
N	NORTH
W	WEST
E	EAST
SEC	SECTION
P.U.D.E.	PUBLIC UTILITY AND DRAINAGE EASEMENT
---	EASEMENT LINE
///	EASEMENT AREA
---	MATCH LINE

**POINT OF COMMENCEMENT**  
1/2" REBAR STAMPED "4SITE  
CA81LS" BEING THE SW CORNER  
OF LOT 1C AND THE SW CORNER  
OF THE NORTH 1/2 OF THE NE  
QUARTER OF SEC 25, T-4-S, R-3-W  
N: 1517385.33 - E: 366400.39

REV	DATE	BY	CHK	APP

**VACATING EXHIBIT SKETCH**

10' UTILITY AND DRAINAGE EASEMENT LYING OVER AND ACROSS A PORTION OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA

**BARGE**  
DESIGN SOLUTIONS

200 Clinton Avenue // Suite 600 // Huntsville, Alabama 35801  
Phone (256) 533-1561 // Fax (256) 533-1564

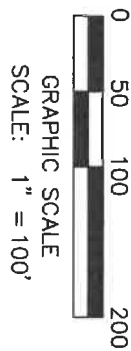
SHEET 4  
SHEET 3



10' PUBLIC UTILITY & DRAINAGE  
EASEMENT ALONG THE  
NORTH LINE OF LOT 2

LOT 1B  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

LOT 2  
AIRPORT PROPERTIES  
SUBDIVISION  
PLAT BOOK K, PAGE 222



8.00' (M)

10' (M)

10' P.U.D.E.  
10' P.U.D.E.

888°53'36"E 2409.13' (M)  
N88°53'36"W 2399.13' (M)

SHEET 3  
SHEET 2

GENERAL LEGEND	
○	Property Corner, Found
●	Set 5/8" Rebar With Yellow Cap Stamped "BWSC CA-106-LS"
SW	SOUTHWEST
SE	SOUTHEAST
NE	NORTHEAST
EP	Edge of Pavement
RW	Right-of-Way
T	TOWNSHIP
R	RANGE
S	SOUTH
N	NORTH
W	WEST
E	EAST
SEC	SECTION
P.U.D.E. PUBLIC UTILITY AND DRAINAGE EASEMENT	
EASEMENT LINE	
EASEMENT AREA	
MATCH LINE	

### VACATING EXHIBIT SKETCH

10' UTILITY AND DRAINAGE EASEMENT LYING OVER AND ACROSS A PORTION OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA

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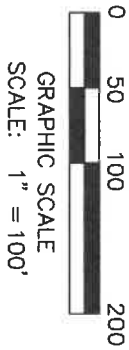
200 Clinton Avenue // Suite 600 // Huntsville, Alabama 35801  
Phone (256) 533-1561 // Fax (256) 533-1564

DATE	BY	DESCRIPTION

SHEET 3 OF 5  
FILE NO. 3787600

# OLD HIGHWAY 20 (R/W VARIES)

GENERAL LEGEND	
○	Property Corner, Found
●	Set 5/8" Rebar With Yellow Cap Stamped "BWSC CA-106-LS"
SW	SOUTHWEST
SE	SOUTHEAST
NE	NORTHEAST
EP	Edge of Pavement
R/W	Right-of-Way
T	TOWNSHIP
R	RANGE
S	SOUTH
N	NORTH
W	WEST
E	EAST
SEC	SECTION
P.U.D.E.	PUBLIC UTILITY AND DRAINAGE EASEMENT
---	EASEMENT LINE
///	EASEMENT AREA
---	MATCH LINE



LOT 1A  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

LOT 1B  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

LOT 2  
AIRPORT PROPERTIES  
SUBDIVISION  
PLAT BOOK K, PAGE 222

SHEET 4  
SHEET 3

10' PUBLIC UTILITY & DRAINAGE  
EASEMENT ALONG THE  
NORTH LINE OF LOT 2

N01°06'24"E 18.00' (M)  
10' P.U.D.E.  
10' P.U.D.E.  
S01°06'24"W 8.00' (M)  
N88°53'36"W 10.00' (M)

## VACATING EXHIBIT SKETCH

10' UTILITY AND DRAINAGE EASEMENT LYING OVER AND ACROSS A PORTION OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA

**BARGE**  
DESIGN SOLUTIONS

200 Clinton Avenue // Suite 800 // Huntsville, Alabama 35801  
Phone (256) 533-1561 // Fax (256) 533-1664

REV	DATE	BY	CHKD	DESCRIPTION

SHEET 4 OF 5  
FILE NO. 3787600

### DESCRIPTION OF 10' PUBLIC UTILITY AND DRAINAGE EASEMENT

10' PUBLIC UTILITY AND DRAINAGE EASEMENT LOCATED OVER AND ACROSS A PORTION OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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THENCE, FROM THE POINT OF BEGINNING, LEAVING SAID NORTH LINE, SOUTH 1 DEGREE 06 MINUTES 24 SECONDS WEST, 10.00 FEET TO THE SOUTH LINE OF A 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT; THENCE, CONTINUING ALONG SAID SOUTH LINE, NORTH 88 DEGREE 53 MINUTES 36 SECONDS WEST, 2399.13 FEET; THENCE, LEAVING SAID SOUTH LINE AND ALONG THE EAST LINE OF A 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT, SOUTH 01 DEGREE 06 MINUTES 24 SECONDS WEST, 8.00 FEET; THENCE, LEAVING SAID EAST LINE, NORTH 88 DEGREES 53 MINUTES 36 SECONDS WEST, 10.00 FEET TO THE WEST LINE OF SAID LOT 2; THENCE, ALONG SAID WEST LINE, NORTH 01 DEGREE 06 MINUTES 24 SECONDS EAST, 18.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 2; THENCE, LEAVING SAID WEST LINE AND ALONG THE NORTH LINE OF SAID LOT 2, SOUTH 88 DEGREES 53 MINUTES 36 SECONDS EAST, 2409.13 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.56 ACRES, MORE OR LESS.

SUBJECT TO: EASEMENTS, RIGHT-OF-WAYS, RIGHTS, RESTRICTIONS, AND COVENANTS RECORDED OR UNRECORDED.

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REV.	DATE	DESCRIPTION
01	1-12-2023	ORIGINAL ISSUE

### VACATING EXHIBIT DESCRIPTION

10' UTILITY AND DRAINAGE EASEMENT LYING OVER AND ACROSS A PORTION OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA



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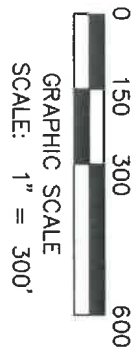
**EXHIBIT B-2 TO QUIT CLAIM DEED**  
(General Depiction of Quitclaimed Land – Easement Area 2)

See attached.

GUNTERS WAY (R.O.W. VARIES)



LOT 1A  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312



SHEET 4  
SHEET 3

OLD HIGHWAY 20 (R.O.W. VARIES)

LOT 1B  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

**10' PUBLIC UTILITY AND DRAINAGE  
EASEMENT (HATCHED AREA)**

SHEET 3  
SHEET 2

LOT 2  
AIRPORT PROPERTIES  
SUBDIVISION  
PLAT BOOK K, PAGE 222

POINT OF  
BEGINNING

POINT OF  
COMMENCEMENT

LOT 1C  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312



VICINITY MAP  
NOT TO SCALE

**SURVEYOR'S NOTES:**

1. NORTH ARROW AS SHOWN HEREON IS BASED ON GRID NORTH AS DEFINED BY THE STATE PLANE COORDINATE SYSTEM, ALABAMA EAST ZONE, NAD 1983 (2011); (DETERMINED BY GPS OBSERVATIONS).
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**VACATING EXHIBIT OVERALL**

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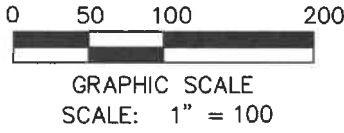
200 Clinton Avenue // Suite 800 // Huntsville, Alabama 35801  
Phone (256) 533-1661 // Fax (256) 533-1664

SHEET 1 OF 5  
FILE NO. 3787600

NO.	CHK.	DATE	REVISION/DESCRIPTION
1		11/13/2012	ORIGINAL DESIGN
2			
3			
4			
5			
6			
7			
8			
9			
10			

# OLD HIGHWAY 20 (R/W VARIES)

P:\03\03\_Civil\Huntville\_Survey\Projects\2023\21-Part\_100\_Survey - Huntville, AL\30300\Assessment\_Vacation\_S80\3787600\_assessment\_vacating.dwg  
 SHEET 3  
 SHEET 2



LOT 1B  
 AIRPORT PROPERTIES  
 SUBDIVISION - PHASE 1  
 PLAT BOOK K, PAGE 312

LOT 2  
 AIRPORT PROPERTIES  
 SUBDIVISION  
 PLAT BOOK K, PAGE 222

**POINT OF BEGINNING**  
 SE CORNER OF LOT 1B  
 N: 1518110.72  
 E: 366388.74

**POINT OF COMMENCEMENT**  
 1/2" REBAR STAMPED "4SITE  
 CA451LS" BEING THE SW CORNER  
 OF LOT 1C AND THE SW CORNER  
 OF THE NORTH 1/2 OF THE NE  
 QUARTER OF SEC 25, T-4-S, R-3-W  
 N: 1517385.33 - E: 366400.39

GENERAL LEGEND	
○	Property Corner, Found
●	Set 5/8" Rebar With Yellow Cap Stamped "BWSC CA-106-LS"
SW	SOUTHWEST
SE	SOUTHEAST
NE	NORTHEAST
EP	Edge of Pavement
R/W	Right-of-Way
T	TOWNSHIP
R	RANGE
S	SOUTH
N	NORTH
W	WEST
E	EAST
SEC	SECTION
P.U.D.E.	PUBLIC UTILITY AND DRAINAGE EASEMENT
- - -	EASEMENT LINE
▨	EASEMENT AREA
- - -	MATCH LINE
Ⓢ	LOT NUMBER

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 SHEET 2 OF 5  
 FILE NO. 3787600

NO.	DATE	DESCRIPTION

## VACATING EXHIBIT SKETCH

10' UTILITY AND DRAINAGE EASEMENT LYING OVER AND ACROSS A PORTION OF LOT 1B OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA



200 Clinton Avenue // Suite 800 // Huntsville, Alabama 35801  
 Phone (256) 533-1561 // Fax (256) 533-1564

SHEET 4  
SHEET 3



10' P.U.D.E.  
10' P.U.D.E.

10' PUBLIC UTILITY & DRAINAGE  
EASEMENT ALONG THE  
SOUTH LINE OF LOT 1B

LOT 1B  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

LOT 2  
AIRPORT PROPERTIES  
SUBDIVISION  
PLAT BOOK K, PAGE 222

S88°53'36"E 2409.13' (M)  
N88°53'36"W 2409.13' (M)

**GENERAL LEGEND**

○	Property Corner, Found
●	Set 5/8" Rebar - With Yellow Cap Stamped "BWSC CA-106-L-S"
SW	SOUTHWEST
SE	SOUTHEAST
NE	NORTHEAST
EP	Edge of Pavement
R/W	Right-of-Way
T	TOWNSHIP
R	RANGE
S	SOUTH
N	NORTH
W	WEST
E	EAST
SEC	SECTION
P.U.D.E.	PUBLIC UTILITY AND DRAINAGE EASEMENT
---	EASEMENT LINE
	EASEMENT AREA
---	MATCH LINE



GRAPHIC SCALE  
SCALE: 1" = 100'

SHEET 3  
SHEET 2

**VACATING EXHIBIT SKETCH**

10' UTILITY AND DRAINAGE EASEMENT LYING OVER AND ACROSS A PORTION OF LOT 1B OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA



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NO.	DATE	BY	DESCRIPTION

SHEET 3 OF 5  
FILE NO. 3787600

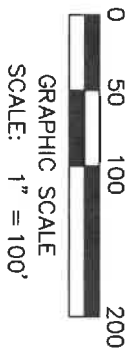


# OLD HIGHWAY 20 (R/W VARIES)

15' P.U.D.E.

R/W

R/W



LOT 1A  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

LOT 1B  
AIRPORT PROPERTIES  
SUBDIVISION - PHASE 1  
PLAT BOOK K, PAGE 312

LOT 2  
AIRPORT PROPERTIES  
SUBDIVISION  
PLAT BOOK K, PAGE 222

CH.B&D:N03°10'53"E 10.01'  
RAD:2932.40', ARC:10.01

S88°53'36"E 607.85' (M)

N88°53'36"W 618.21' (M)

10' PUBLIC UTILITY & DRAINAGE  
EASEMENT ALONG THE  
SOUTH LINE OF LOT 1B

N01°06'24"E 18.00' (M)

10' P.U.D.E.

10' P.U.D.E.

10' P.U.D.E.

S88°53'36"E 2409.13' (M)

N88°53'36"W 2409.13' (M)

GENERAL LEGEND	
○	Property Corner, Found
●	Set 5/8" Rubber With Yellow Cap Stamped "BWSC CA-106-L-S"
SW	SOUTHWEST
SE	SOUTHEAST
NE	NORTHEAST
EP	Edge of Pavement
R/W	Right-of-Way
T	TOWNSHIP
R	RANGE
S	SOUTH
N	NORTH
W	WEST
E	EAST
SEC	SECTION
P.U.D.E.	PUBLIC UTILITY AND DRAINAGE EASEMENT
▨	EASEMENT LINE
▨	EASEMENT AREA
▨	MATCH LINE

SHEET 4  
SHEET 3

## VACATING EXHIBIT SKETCH

10' UTILITY AND DRAINAGE EASEMENT LYING OVER AND ACROSS A PORTION OF LOT 1B OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA

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NO.	DATE	DESCRIPTION

SHEET 4 OF 5  
FILE NO. 3787600

**DESCRIPTION OF 10' PUBLIC UTILITY AND DRAINAGE EASEMENT**

10' PUBLIC UTILITY AND DRAINAGE EASEMENT LOCATED OVER AND ACROSS A PORTION OF LOT 1B OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 1/2 INCH CAPPED REBAR STAMPED "4SITE CA541LS" BEING THE SOUTHWEST CORNER OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 4 SOUTH, RANGE 3 WEST OF THE HUNTSVILLE MERIDIAN, LIMESTONE COUNTY, ALABAMA AND FURTHER DESCRIBED AS BEING THE SOUTHWEST CORNER OF LOT 1C OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA; THENCE, ALONG THE WEST LINE OF SAID LOT 1C, NORTH 01 DEGREE 28 MINUTES 45 SECONDS EAST, 725.04 FEET TO A 5/8 INCH REBAR STAMPED "BWSC CA-106-LS" BEING THE NORTHEAST CORNER OF LOT 2 OF AIRPORT PROPERTIES SUBDIVISION AS RECORDED IN PLAT BOOK K, PAGE 222 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA; THENCE, ALONG THE NORTH LINE OF SAID LOT 2, NORTH 88 DEGREES 53 MINUTES 36 SECONDS WEST, 30.38 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1B AND MORE PARTICULARLY DESCRIBED AS THE POINT OF BEGINNING;

THENCE, FROM THE POINT OF BEGINNING, ALONG THE SOUTH LINE OF SAID LOT 1B THE FOLLOWING CALLS: NORTH 88 DEGREES 53 MINUTES 36 SECONDS WEST, 2409.13 FEET TO THE NORTHWEST CORNER OF SAID LOT 2;

SOUTH 01 DEGREE 06 MINUTES 24 SECONDS WEST, 18.00 FEET TO THE NORTHEAST CORNER OF LOT 1A OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE OF LIMESTONE COUNTY, ALABAMA;

NORTH 88 DEGREES 53 MINUTES 36 SECONDS WEST, 618.21 FEET; THENCE, LEAVING SAID SOUTH LINE, ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 9932.40 FEET, ARC LENGTH OF 10.01 FEET, CHORD BEARING AND DISTANCE OF NORTH 03 DEGREES 10 MINUTES 53 SECONDS EAST, 10.01 FEET TO THE NORTH LINE OF A 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT; THENCE, CONTINUING ALONG THE NORTH LINE OF SAID 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT THE FOLLOWING CALLS:

SOUTH 88 DEGREES 53 MINUTES 36 SECONDS EAST, 607.85 FEET;

NORTH 01 DEGREE 06 MINUTES 24 SECONDS EAST, 18.00 FEET;

SOUTH 88 DEGREES 53 MINUTES 36 SECONDS EAST, 2409.13 FEET; THENCE, LEAVING SAID NORTH LINE AND ALONG THE WEST LINE OF A 10 FOOT PUBLIC UTILITY AND DRAINAGE EASEMENT, NORTH 01 DEGREE 06 MINUTES 24 SECONDS EAST, 538.65 FEET; THENCE, LEAVING SAID WEST LINE, SOUTH 88 DEGREES 53 MINUTES 36 SECONDS EAST, 10.00 FEET TO THE EAST LINE OF SAID LOT 1B; THENCE, ALONG SAID EAST LINE, SOUTH 01 DEGREE 06 MINUTES 24 SECONDS WEST, 548.65 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.82 ACRES, MORE OR LESS.

SUBJECT TO: EASEMENTS, RIGHT-OF-WAYS, RIGHTS, RESTRICTIONS, AND COVENANTS RECORDED OR UNRECORDED.

PROJECT: Huntsville, Survey, Verification, 2023, 24-111, 1000 Survey - Huntsville, AL CAD/CADD/Assessment/Verification, 2023/01/13/2023, 12:39:04, AJEast

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REVISION INFORMATION			
NO.	CHK.	DATE	DESCRIPTION

**VACATING EXHIBIT DESCRIPTION**

10' UTILITY AND DRAINAGE EASEMENT LYING OVER AND ACROSS A PORTION OF LOT 1B OF AIRPORT PROPERTIES SUBDIVISION - PHASE 1 AS RECORDED IN PLAT BOOK K, PAGE 312 IN THE OFFICE OF THE JUDGE OF PROBATE, LIMESTONE COUNTY, ALABAMA

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SHEET 5 OF 5  
 FILE NO. 3787600

**Ordinance No. 23-\_\_\_\_\_ (Cont.)**

**ADOPTED** this the 23rd day of March, 2023.

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

**APPROVED** this the 23rd day of March, 2023.

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Mayor of the City of  
Huntsville, Alabama