

VICINITY MAP NOT TO SCALE



SURVEY NOTES

- THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN > 5,000' (FEET), AND AN ANGULAR ERROR OF < 2" (INCHES) PER ANGLE POINT, AND WAS ADJUSTED USING A COMPASS RULE.
- FIELD WORK COMPLETED APRIL 15, 2021.
- THE FOLLOWING TYPE OF EQUIPMENT WAS USED TO OBTAIN THE LINEAR AND ANGULAR MEASUREMENTS USED IN THE PREPARATION OF THIS PLAT: TOPCON GTS-225 & RECON TDS DATA COLLECTOR.
- THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 552,590 FEET.
- I HAVE EXAMINED THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP FOR LEE COUNTY, ALABAMA AND INCORPORATED AREAS, COMMUNITY PANEL NUMBER 01081C, EFFECTIVE DATE NOVEMBER 2, 2011 AND FOUND NO PORTIONS OF THE PROPERTY SHOWN HEREON TO FALL WITHIN A DESIGNATED FLOOD ZONE.
- ALL PROPERTY CORNERS REFERENCED AS "IPS" INDICATES A 1/2" REBAR WITH A YELLOW PLASTIC CAP STAMPED "GRAY 25217-2879", UNLESS OTHERWISE NOTED.
- THIS PLAT IS FOR THE EXCLUSIVE USE OF THE ENTITIES SHOWN HEREON; ANY USE BY THIRD PARTIES IS AT THEIR OWN RISK.
- THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE INSPECTION REPORT. EASEMENTS OR OTHER ENCUMBRANCES MAY EXIST ON PUBLIC RECORD BUT NOT BE SHOWN HEREON.

ALL DISTANCES AS SHOWN ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET (39.37

10. PROPERTY HAS ACCESS TO PUBLIC RIGHT-OF-WAY: - LEE COUNTY ROAD 69

INCHES = 1 METER).

LEE COUNTY DEDICATION

I, SARAH THUSSEY ARH CHARLES, THE OWNER(S) OF SAID LANDS SURVEYED BY HARRIS GRAY, LLC, DO HEREBY CERTIFY THAT TITLE WAS AND IS VESTED IN SAID OWNER(S) AND JOIN IN THE FOREGOING STATEMENT MADE BY SAID <u>HARRIS GRAY, LLC</u>, AND AS STATED IN CODE OF ALABAMA 1975, § 35-2-50 ET SEQ., DO HEREBY CERTIFY THAT IT WAS AND IS MY (OUR) INTENTION TO DIVIDE SAID LANDS INTO LOTS AS SHOWN BY SAID PLAT AND DO HEREBY DEDICATE, GRANT, AND CONVEY FOR PUBLIC USE THE STREETS, ALLEYS AND PUBLIC GROUNDS AS SHOWN ON SAID PLAT.

SIGNED AND SEALED IN THE PRESENCE OF: PROPERTY QWNER

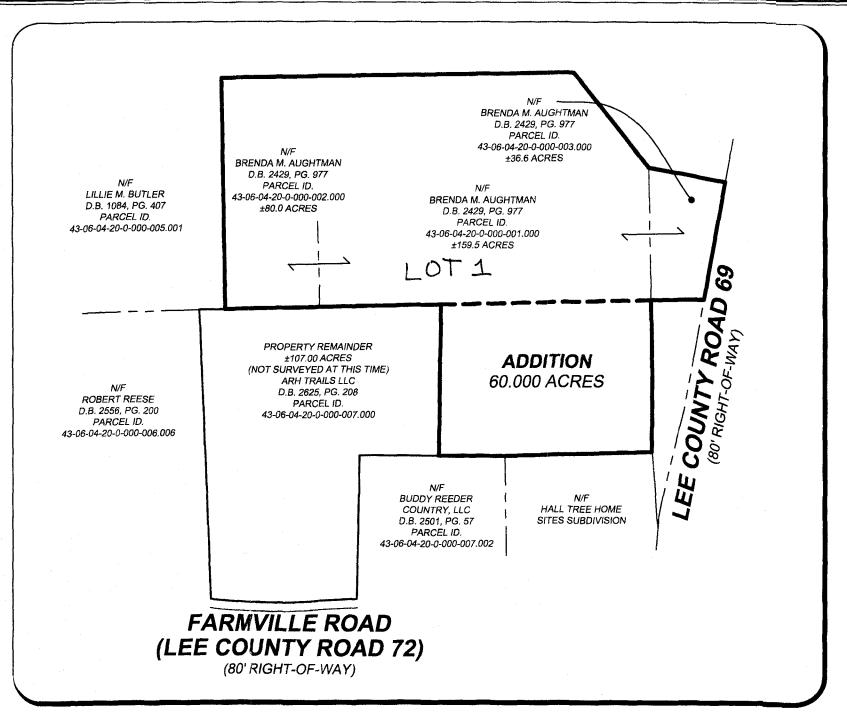
STATE OF ALABAMA COUNTY OF LEE POST

NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY THAT Said Flass, WHOSE NAME IS SIGNED TO THE FOREGOING INSTRUMENT, AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THIS DAY THAT, BEING INFORMED OF THE CONTENT OF THE INSTRUMENT, EXECUTED THE SAME VOLUNTARILY. GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 7 TO DAY OF May , 2021.

NOTARY PUBLIC for the

My Commission Expires

CHRISTINABROOKSMISSION EXPIRES: Same 27 2022



INSET MAP NOT TO SCALE

SURVEY REFERENCES

- 1. A PLAT FOR HALL TREE HOME SITES SUBDIVISION, PERFORMED BY MICHAEL T. MAHER, PLS (29993), DATED APRIL 14, 2020.
- 2. A PLAT FOR DAIL-HINDS SUBDIVISION, PERFORMED BY ARTHUR R. NETTLES, PLS (23346) DATED JULY 24, 2013.

SURVEYOR'S CERTIFICATION

, <u>B. SHAWN GRAY,</u> A REGISTERED LAND SURVEYOR IN THE STATE OF ALABAMA, HEREBY DECLARE THAT THIS PLAT OR MAP IS A TRUE AND ACCURATE REPRESENTATION OF A SURVEY CONDUCTED UNDERMY DIRECTION. I FURTHER DECLARE THAT THERE IS NO VISIBLE EVIDENCE OF ENCROACHMENT BY BUILDINGS ON ADJOINING PROPERTY. THAT THE STRUCTURES NOW ERECTED ON SAID PROPERTY ARE WITHIN THE BOUNDARIES OF SAME, EXCEPT AS SHOWN, THERE ARE NO RIGHTS OF WAY OR EASEMENTS VISIBLE, BUT IS SUBJECT TO ANY SUCH RIGHTS OF WAYS AND EASEMENTS THAT MAY BE RECORDED OR UNRECORDED, OR JOINT DRIVE WAYS ON, OVER, OR ACROSS THIS PROPERTY, VISIBLE ON THE SURFACE EXCEPT AS SHOWN ON THIS PLAT.

I HEREBY CERTIFY THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

B SHAWN GRAY, ALABAMA PLS #25217 HARRIS GRAY LLC 824 THIRD AVE, WEST POINT, GEORGIA 31833

LEGAL DESCRIPTION

CERTIFICATE OF AUTHORIZATION NO. LSF-001188

ALL THAT TRACT OR PARCEL OF LAND being located in Section 20, Township 20 North, Range 24 East, Lee County, Alabama and being more particularly described as follows:

Commencing from an iron pin found (3/4" crimped top pipe) at the Northwest corner of the South 1/2 of the Northwest 1/2 of the Southwest 1/4 of Section 21, T-20-N, R-24-E, Lee County, Alabama; said pin being the POINT OF BEGINNING; Thence South 00 degrees 34 minutes 22 seconds West, a distance of 690.47 feet to an iron pin found (1/2" rebar with cap -WP White); Thence South 88 degrees 28 minutes 47 seconds West, a distance of 1329.59 feet to an iron pin found (1/2" rebar with cap WP White); Thence North 89 degrees 41 minutes 37 seconds West, a distance of 600.88 feet to an iron pin set (1/2" rebar w/ ca) - GRAY 25217-2879): Thence North 00 degrees 50 minutes 43 seconds East, a distance of 1350.66 feet to an iron pin set (1/2" rebar w/ cap - GRAY 25217-2879); Thence North 88 degrees 52 minutes 03 seconds East, a distance of 1904.58 feel to an iron pin found (3/4" crimped top pipe); Thence South 01 degrees 05 minutes 53 seconds East, a distance of 665.77 feet to an iron pin found (3/4" crimped top pipe), said pin being the POINT OF BEGINNING.

Said tract antaining 60.000 acres or 2,613,606 square feet.

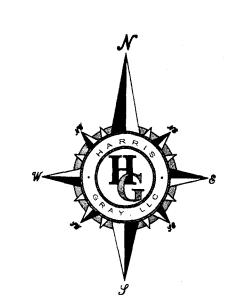
WATER AUTHORITY

LEE COUNTY ENGINEER THE UNDERSIGNED. AS COUNTY EN SER OF THE COUNTY OF LEE, ALABA THAT THE LEE COUNTY COMMISSION APPROVED THE WITHIN PLA THE RECORDING OF SAME IN THE PROBATE OFFICE OF LEE COUNTY, ALABAMA,

LEE COUNTY HEALTH DEPARTMENT

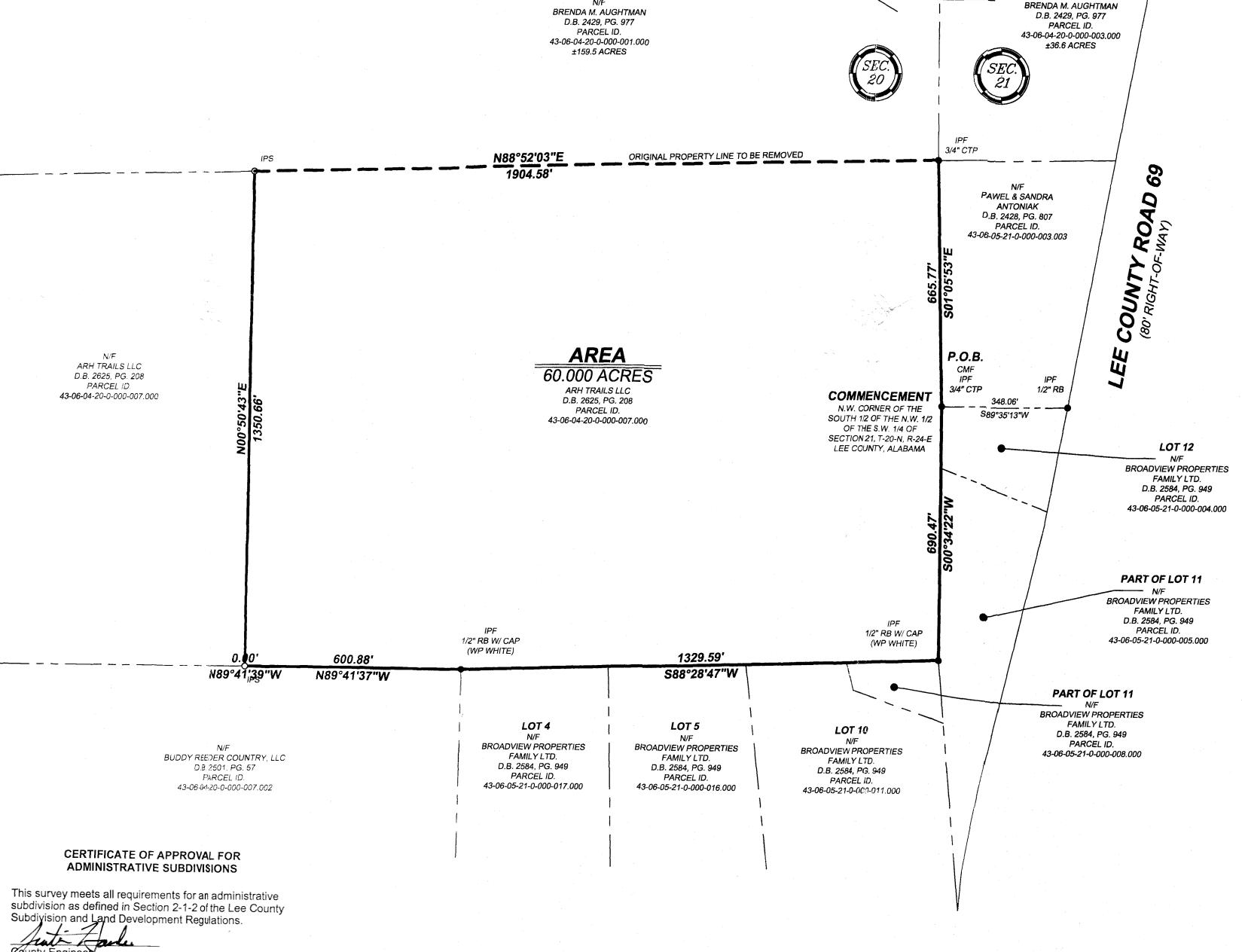
THE LOT(S) ON THIS PLAT ARE SUBJECT TO APPROVAL OR DELETION BY THE LEE COUNTY HEALTH DEPARTMENT. NO REPRESENTATION IS MADE THAT ANY LOT ON THIS PLAT WILL ACCOMMODATE AN ONSITE SEWAGE SYSTEM (OSS). THE APPROPRIATENESS OF A LOT FOR WASTEWATER (SEWAGE) TREATMENT AND DISPOSAL SHALL BE DETERMINED WHEN AN APPLICATION IS SUBMITTED. IF PERMITTED, THE LOT APPROVAL MAY CONTAIN CERTAIN CONDITIONS WHICH RESTRICT THE USE OF THE LOT OR OBLIGATE OWNERS TO SPECIAL MAINTENANCE AND REPORTING REQUIREMENTS, AND THESE AREON FILE WITH THE SAID HEALTH DEPARTMENT AND ARE MADE A PART OF THIS PLAT AS IF SET OUT HERE ON.

Quanta s LEE COUNTY HEALTH DEPARTMENT



BASIS OF BEARING ALABAMA STATE PLANE COORDINATE SYSTEM GRID NORTH - AL EAST ZONE

NOTE: THE PURPOSE OF THIS SURVEY IS TO COMBINE THE 60 ACRE TRACT TO THE PROPERTY OF BRENDA M. AUGHTMAN.



4/26/2021 DRAWN BY RLW CHKD BY FIELD CREW MRP FILE NAME __TUTT BDRY AL210078 JOB NO. DWG. SCALE 1'' = 200'



COUNTY ENGINEER

COUNTY OF L