Map Book 30 Page 66

FINAL PLAT
CAMDEN COVE
SECTOR 7

A SINGLE FAMILY RESIDENTIAL SUBDIVISION SITUATED IN THE NW 1/4 OF SECTION 15, TOWNSHIP 22 SOUTH, RANGE 2 WEST, CITY OF CALERA, SHELBY COUNTY, ALABAMA.

DEVELOPER:
CAMDEN COVE, LLC
100 HINDS ST.
PELHAM, AL 35124

PREPARED BY:
R.C. FARMER AND ASSOCIATES, INC.
246 YEAGER PARKWAY
PELHAM, AL 35124

NOTES:

1. ALL WORK TO COMPLY WITH THE CITY OF CALERA MINIMUM REQUIREMENTS.
2. CONTRACTOR SHALL HAVE APPROVAL OF ALL AGENCIES INVOLVED PRIOR TO START OF CONSTRUCTION.
3. CONTRACTOR AND\OR DEVELOPER WILL BE RESPONSIBLE FOR THE CONSTRUCTION AND MAINTAINENCE OF EROSION AND SEDIMENTATION CONTROLS DURING CONSTRUCTION.
4. PRIOR TO THE START OF CONSTRUCTION, THE CONTRACTOR SHALL FIELD VERIFY ALL UNDERGROUND UTILITIES.
5. CONTRACTOR AND\OR DEVELOPER SHALL BE RESPONSIBLE FOR BUILDING SITE FREE OF DRAINAGE PROBLEMS.
6. ALL EASEMENTS NOT DESIGNATED OTHERWISE ARE FOR UTILITIES & DRAINAGE AND SHALL SERVE FOR PURPOSES BOTH WITHIN AND OUTSIDE OF THIS SUBDIVISION.

WATER & SEWER SYSTEM NOTES:

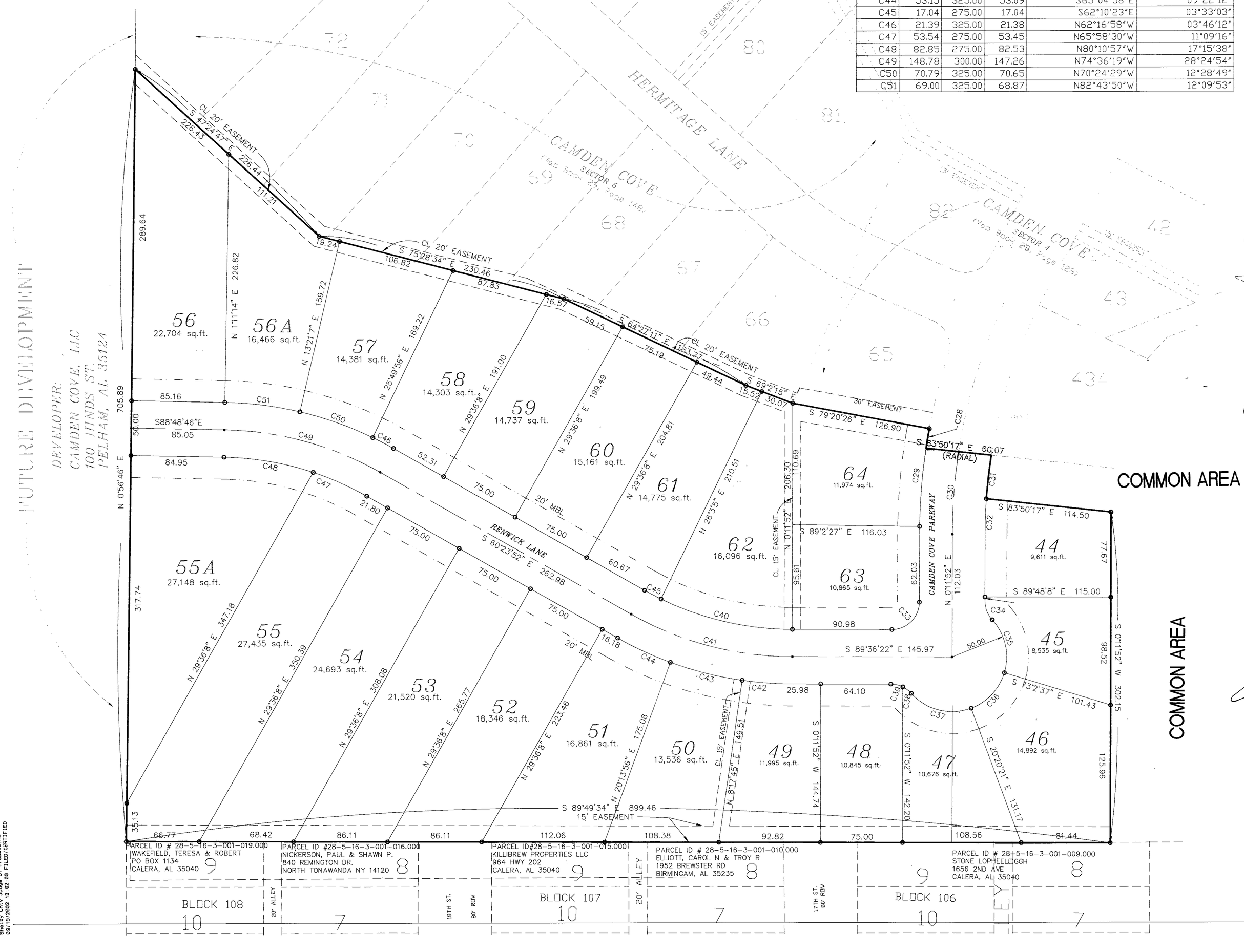
1. WATER LINES AND FIRE HYDRANTS ARE SHOWN FOR GENERAL INFORMATION. SIZE AND LOCATION SHALL BE DETERMINED BY THE LOCAL WATER WORKS BOARD.
2. WATER SYSTEM SHALL BE INSTALLED IN ACCORDANCE WITH THE LOCAL WATER WORKS WATER BOARD MINIMUM REQUIREMENTS.
3. EACH LOT SHALL BE SERVED BY A 3/4 IN. WATER LINE AND A 4 IN. SEWER LATERAL, LOCATED AS DIRECTED BY DEVELOPER.
4. WATER MAINS TO BE D.I.P.; PRESSURE CLASS 350
5. WATER VALVE LOCATIONS SHOWN FOR SCHEMATIC PURPOSES ONLY. NO VALVES TO BE PLACED IN PAVEMENT NOR CURBING.

GRAPHIC SCALE

60 0 30 60 120 240

(IN FEET)
1 inch = 60 ft.

CURVE TABLE					
CURVE	LENGTH	RADIUS	CHORD	CHORD BEARING	DELTA
C28	18.10	530.00	18.09	S09°40'53"W	01°57'22"
C29	89.73	530.00	89.62	S05°48'34"W	09°42'01"
C30	75.56	500.00	75.49	S04°31'36"W	08°39'30"
C31	40.01	470.00	40.00	S06°35'21"W	04°52'40"
C32	32.42	470.00	32.42	S02°10'26"W	03°57'09"
C33	39.27	25.00	35.36	N45°11'52"E	90°00'00"
C34	18.69	25.00	18.26	S21°13'09"E	42°50'00"
C35	52.00	50.00	49.69	N12°50'23"W	59°35'31"
C36	45.99	50.00	44.39	N43°18'31"E	52°42'16"
C37	59.98	50.00	56.44	S75°58'33"E	68°43'36"
C38	9.75	25.00	9.68	N52°46'51"W	22°20'11"
C39	11.28	25.00	11.19	N76°52'32"W	25°51'12"
C40	124.09	275.00	123.04	S76°52'32"E	25°51'14"
C41	153.96	300.00	152.28	S75°06'00"E	29°24'17"
C42	45.94	325.00	45.90	S85°45'11"E	08°05'54"
C43	67.71	325.00	67.58	S75°44'09"E	11°56'11"
C44	53.15	325.00	53.09	S65°04'58"E	09°22'12"
C45	17.04	275.00	17.04	S62°10'23"E	03°33'03"
C46	21.39	325.00	21.38	N62°16'58"W	03°46'12"
C47	53.54	275.00	53.45	N65°58'30"W	11°09'16"
C48	82.85	275.00	82.53	N80°10'57"W	17°15'38"
C49	148.78	300.00	147.26	N74°36'19"W	28°24'54"
C50	70.79	325.00	70.65	N70°24'29"W	12°28'49"
C51	69.00	325.00	68.87	N82°43'50"W	12°09'53"



STATE OF ALABAMA
COUNTY OF SHELBY

September 4,2002

The undersigned, Robert C. Farmer, a Professional Registered Land Surveyor in the State of Alabama, and Camden Cove Sector L.L.C., as owner(s) hereby certify that this plat or map was made pursuant to a survey made by said surveyor and that said survey and that said plat or map were made at the instance of said owner; that this plat or map is a true and correct map of lands shown therein known and known as Camden Cove Sector 7, showing the subdivisions into which it is proposed to divide said lands, giving the lengths and bearings of the boundaries of each lot and its number, showing the streets, alleys and public grounds, giving the length and width and name of each street as well as the number of each lot and block , and showing the relations of the lands to the government survey, and that iron pins have been installed at all lot corners and curve points as shown and are designated on said plat or map. Said owner also certifies that it is the owner of said lands and that the same are not subject to any mortgage, or that mortages are held by First Commercial Bank, Mortgagees(s), who hereinunder join in this Certification.

Dated Sept 18 ,2002.

In witness thereof, said surveyor executed these presents this 18 day of Sept ,2002

By: Robert C. Farmer Date 9-18-02
Robert C. Farmer, P.L.S.
Ala Reg No 14270

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Robert C. Farmer, whose name is signed to the foregoing certificate as surveyor, and who is known to me, acknowledged before me, on this date, that after being duly informed of the contents of said certificate, does execute same voluntarily as such individual with full authority thereof.
Given under my hand and seal this the 18th day of September, 2002.

Judy Crept
Notary Public

My Commission Expires June 28, 2005

By: Donnie Tucker DATE 9/18/02
Donnie Tucker, Managing Partner
Camden Cove L.L.C.

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that, Donnie Tucker, whose name is signed to the foregoing certificate as owner, and who is known to me, acknowledged before me, on this date that after being duly informed of the contents of said certificate, does execute same voluntarily as such individual with full authority thereof.
Given under my hand and seal this the 18th day of September, 2002.

Judy Crept
Notary Public

My Commission Expires June 28, 2005

By: T. Ray Marshall DATE 9/18/02
Officer, First Commercial Bank
Mortgagee

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that, _____, whose name is signed to the foregoing certificate as mortgagee for Camden Cove Sector 7, and who is known to me, acknowledged before me, on this date that after being duly informed of the contents of said certificate, does execute same voluntarily as such individual with full authority thereof.
Given under my hand and seal this the 18th day of September, 2002.

Katherine G. Dickens
Notary Public

George Ed Ray Date 9-18-02
Mayor, City of Calera

Engineer, City of Calera Date 9/18/02

Planning Commission, City of Calera Date 9/18/02

BE IT RESOLVED, by the City of Calera that the assent of the body be, and the same hereby is, given to the dedication of the streets, alleys, and public grounds as shown on plat or map of Camden Cove Sector 7, which said plat or map is certified to have been made by Robert C. Farmer as surveyor, at the instance of Camden Cove L.L.C., as owner and has been exhibited to this Board; said plat or map being further identified by a recital of the approval of this Board, signed by _____, Calera City Clerk, of even date herewith.

City Clerk, City of Calera Date 9/18/02

NOTES:
All easements are for utility and drainage purposes and shall provide for needs both within and outside of this subdivision.
Basis of bearings is magnetic North.
Contractor and/or builder are responsible for providing building sites free of drainage problems.

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Shelby County, AL 09/18/2002
09:19:2002 13:02:00 FILED/CERTIFIED