Map Book 48 Page 62

20171012000370550 1/1 $27.00
Shelby Cnty Judge of Probate, AL
10/12/2017 08:47:45 AM FILED/CERT

FINAL PLAT OF THE SUBDIVISION OF:

STADIUM TRACE PARKWAY EXTENSION TO CSX RIGHT OF WAY

Being a subdivision of acreage situated in the NW 1/4 of Section 4, Township 20 South, Range 3 West & the NE 1/4 of Section 5, Township 20 South, Range 3 West in the City of Hoover, Shelby County, Alabama

SCALE : 1" = 100' July 31, 2017

GRAPHIC SCALE

0 100 200 400

OWNER: P.R. WILBORN, LLC
305 CHURCH STREET, SUITE 715
HUNTSVILLE, ALABAMA 35801

DEVELOPER: SB DEV. CORP.
3545 MARKET STREET
HOOVER, ALABAMA 35226
(205) 989-5588

ENGINEER: ALABAMA ENGINEERING COMPANY, INC.
1214 ALFORD AVENUE, SUITE 200
HOOVER, ALABAMA 35226
(205) 803-2161

LEGEND

ROW	- RIGHT-OF-WAY
C	- CURVE
SF	- SQUARE FEET
TAN	- TANGENT
Δ	- CENTRAL ANGLE
R	- RADIUS
L	- LENGTH
MB	- MAP BOOK
PG	- PAGE
CL	- CENTERLINE
SAN.	- SANITARY

NOTES:

AN EXISTING NON EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AND PUBLIC UTILITIES IS DEFINED BY 1994-03931 (SHELBY CO.), 200260-2612 (BESSEMER), AND 9402-4111 (JEFFERSON CO.) USING GROUND DETAILS WHICH ARE NO LONGER IN EVIDENCE. UNABLE TO DEFINE EASEMENT ON PLAT.

FLOOD ZONES ARE FROM GRAPHIC PLOTTING OF FEMA FIRM MAP NUMBER 01117C0203E WITH A REVISED DATE OF 2/20/2013.

I, GARRY BANNISTER, A REGISTERED LAND SURVEYOR IN THE STATE OF ALABAMA, AND THE UNDERSIGNED AS AN AUTHORIZED REPRESENTATIVE OF THE OWNER OF THE LANDS SHOWN HEREON HEREBY STATE THAT THIS PLAT OR MAP WAS MADE PURSUANT TO A SURVEY MADE BY SAID SURVEYOR AND THAT SAID SURVEY AND THIS PLAT OR MAP WERE MADE AT THE INSTANCE OF SAID OWNER. GARRY BANNISTER, SURVEYOR, FURTHER STATES THAT THIS PLAT OR MAP IS A TRUE AND CORRECT MAP OF LANDS SHOWN THEREIN AND KNOWN AS OR TO BE KNOWN AS STADIUM TRACE PARKWAY EXTENSION TO CSX RIGHT OF WAY SHOWING THE DIVISIONS INTO WHICH IT IS PROPOSED TO DIVIDE SAID LANDS, GIVEN THE LENGTH AND BEARINGS OF THE BOUNDARIES OF EACH LOT AND IT'S NUMBER, SHOWING THE STREETS, ALLEYS, AND PUBLIC LANDS GIVEN THE BEARINGS, LENGTH, WIDTH AND NAME OF EACH STREET, AS WELL AS THE NUMBER OF EACH LOT AND BLOCK, AND SHOWING THE RELATION OF LANDS TO THE GOVERNMENT SURVEY ANDTHAT IRON PINS HAVE BEEN INSTALLED AT ALL LOT CORNERS AS SHOWN AND DESIGNATED BY SMALL OPEN CIRCLES ON SAID MAP OR PLAT. SAID OWNER ALSO CERTIFIES THAT IT IS THE OWNER OF SAID LANDS AND THAT THE SAME ARE NOT SUBJECT TO ANY MORTGAGE.

Garry Bannister DATE 9/14/2017
GARRY BANNISTER, PLS
ALABAMA REG. NO. 24325
FURTHER, I HEREBY CERTIFY THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OFTHE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

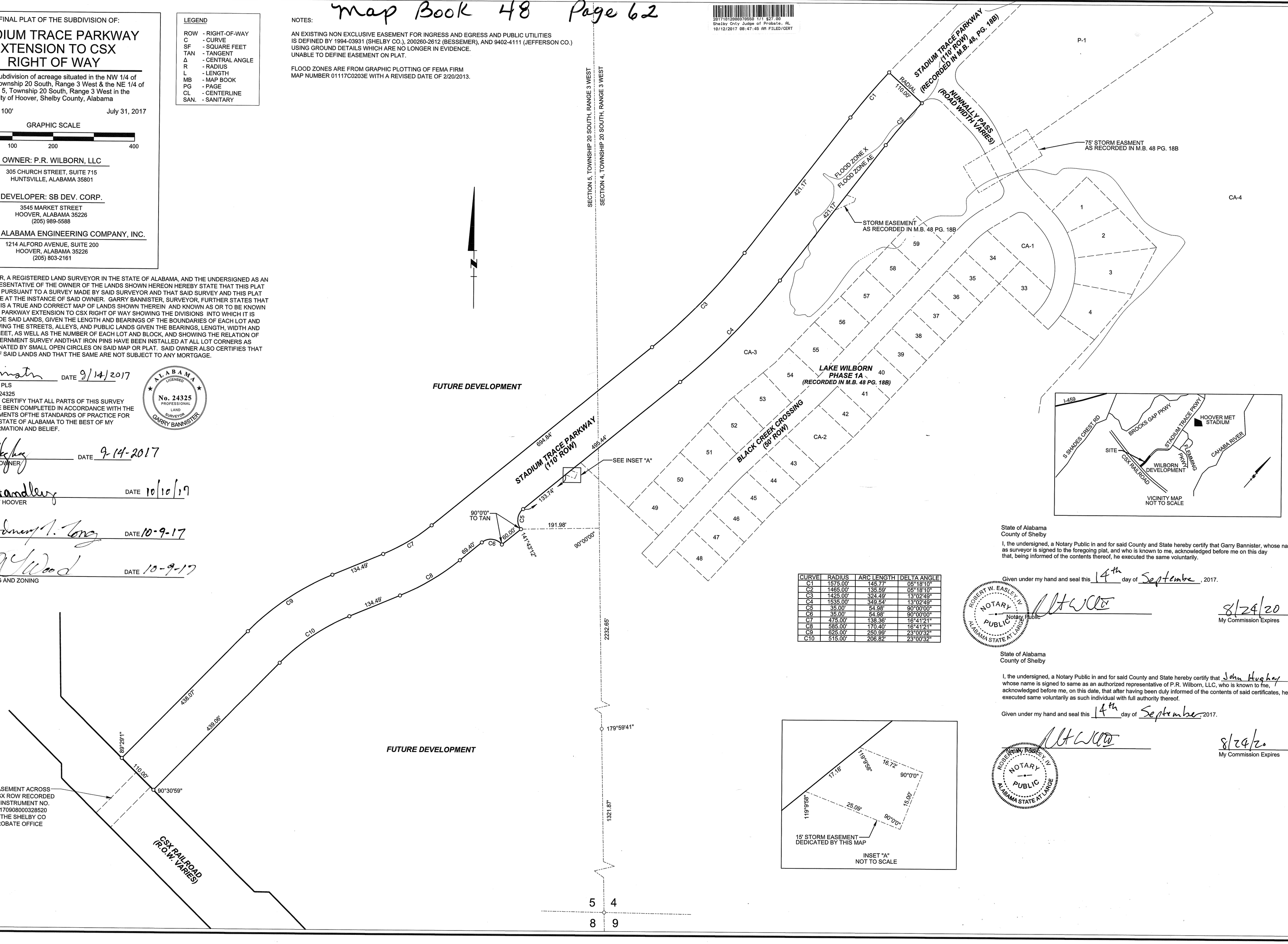
ALABAMA LICENSED No. 24325 PROFESSIONAL LAND SURVEYOR GARRY BANNISTER

John W Hughey DATE 9-14-2017
P.R. WILBORN, LLC, OWNER

Margie Handley DATE 10/10/17
CITY CLERK, CITY OF HOOVER

APPROVED: Rodney A. Long DATE 10-9-17
CITY ENGINEER

APPROVED: R Wood DATE 10-9-17
CHAIRMAN PLANNING AND ZONING



CURVE	RADIUS	ARC LENGTH	DELTA ANGLE
C1	1575.00'	145.77'	05°18'10"
C2	1465.00'	135.59'	05°18'10"
C3	1425.00'	324.49'	13°02'49"
C4	1535.00'	349.54'	13°02'49"
C5	35.00'	54.98'	90°00'00"
C6	35.00'	54.98'	90°00'00"
C7	475.00'	138.36'	16°41'21"
C8	585.00'	170.40'	16°41'21"
C9	625.00'	250.99'	23°00'32"
C10	515.00'	206.82'	23°00'32"

State of Alabama
County of Shelby

I, the undersigned, a Notary Public in and for said County and State hereby certify that Garry Bannister, whose name as surveyor is signed to the foregoing plat, and who is known to me, acknowledged before me on this day that, being informed of the contents thereof, he executed the same voluntarily.

Given under my hand and seal this 14th day of September, 2017.

ROBERT W. EASLEY, IV NOTARY PUBLIC ALABAMA STATE AT LARGE

Notary Public 8/24/20
My Commission Expires

State of Alabama
County of Shelby

I, the undersigned, a Notary Public in and for said County and State hereby certify that John Hughey, whose name is signed to same as an authorized representative of P.R. Wilborn, LLC, who is known to me, acknowledged before me, on this date, that after having been duly informed of the contents of said certificates, he executed same voluntarily as such individual with full authority thereof.

Given under my hand and seal this 14th day of September 2017.

ROBERT W. EASLEY, IV NOTARY PUBLIC ALABAMA STATE AT LARGE

Notary Public 8/24/20
My Commission Expires