Map Book 50 Page 77

LEGEND

- ● – IRON PIN FOUND 1/2 " OUTSIDE DIAMETER
- ○ – # 5 REBAR SET WITH CAP STAMPED. (IPS)
- – UTILITY POLE.
- I.P.S. – IRON PIN SET
- ROW – RIGHT OF WAY.
- – 1/4 – 1/4 TIE
- –E– – OVERHEAD UTILITY LINE(S).
- –X– – FENCE.
- – CONCRETE.
- REC. – RECORDED
- – NOT TO SCALE.
- AC. – ACRES.
- ℄ – CENTERLINE
- D.B. – DEED BOOK.
- M.B. – MAP BOOK
- P.B. – PLAT BOOK
- PG. – PAGE.
- ESMT – EASEMENT.
- M B L MINIMUM BUILDING LINE

NOTE: All easements on this map are for public utilities, sanitary sewers, storm ditches, and may be used for such purposes to serve the property both within and without the subdivision.

GENERAL NOTES:

1. CONTRACTOR AND/OR DEVELOPER SHALL BE RESPONSIBLE FOR INSTALLATION AND MAINTENANCE OF EROSION AND SEDIMENTATION CONTROLS DURING CONSTRUCTION FOR THE PROTECTION OF ADJACENT PROPERTIES, ROADWAYS AND WATERWAYS.

2. CONTRACTOR AND/OR DEVELOPER ARE RESPONSIBLE FOR PROVIDING BUILDING SITES FREE OF DRAINAGE PROBLEMS.

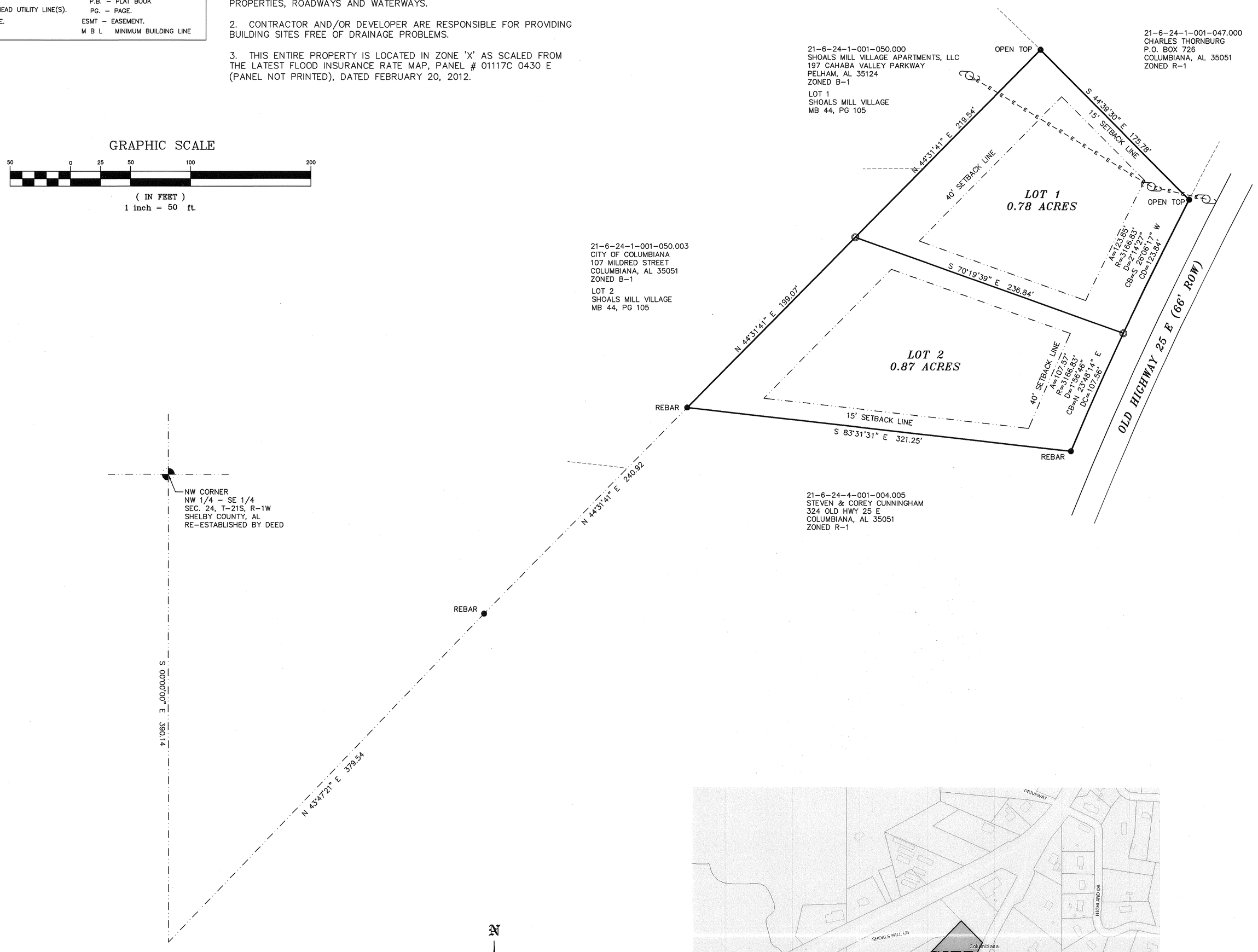
3. THIS ENTIRE PROPERTY IS LOCATED IN ZONE 'X' AS SCALED FROM THE LATEST FLOOD INSURANCE RATE MAP, PANEL # 01117C 0430 E (PANEL NOT PRINTED), DATED FEBRUARY 20, 2012.

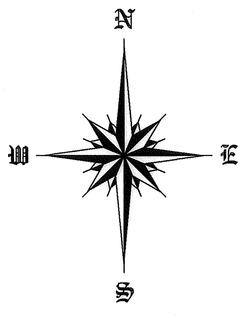
20190327000097910 1/1 $27.00
Shelby Cnty Judge of Probate, AL
03/27/2019 01:44:15 PM FILED/CERT

GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft.





VICINITY MAP (NOT TO SCALE)

FINAL PLAT OF

FREEMAN ESTATES

A FAMILY SUBDIVISION SITUATED IN THE SW ¼ OF THE NE ¼ OF SECTION 24, TOWNSHIP 21 SOUTH, RANGE 1 WEST, CITY OF COLUMBIANA, SHELBY COUNTY, ALABAMA.

1.66 TOTAL ACREAGE OF SUBJECT PROPERTY

PREPARED FOR:
JUDITH FREEMAN
271 HIGHWAY 416
WILSONVILLE, AL 35186

PREPARED BY:
RODNEY SHIFLETT
P.O. BOX 204
COLUMBIANA, AL 3505
205-669-1205

STATE OF ALABAMA
SHELBY COUNTY
MARCH 27,, 2019

The undersigned, Rodney Shiflett, a Licensed Land Surveyor, State of Alabama, and Judith Freeman, 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 this plat or map was made at the instance of said owner; that this plat or map is a true and correct map of lands shown therein known as, FREEMAN ESTATES, showing the sub-divisions into which it is proposed to divide said lands, giving the lengths and bearings of each lot line 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 showing the relation to the government survey, and that iron pins have been found or installed at all lot corners and curve points as shown and are designated by small open circles for set irons and small closed circles for found irons on said plat or map. Said owners also certifies that they are the owner of said lands and that the same is not subject to any mortgage. I further state that all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice for the Practice of Land Surveying in the State of Alabama to the best of my knowledge, information and belief.

In witness thereof, said surveyor executed these presents this 27 day of March 2019.

By: Rodney Shiflett Date: 3/27/19
Rodney Shiflett, P.L.S. #21784
P.O. Box 204
Columbiana, AL 35051
205-669-1205

ALABAMA LICENSED PROFESSIONAL No. 21784 LAND SURVEYOR RODNEY Y. SHIFLETT

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Rodney Shiflett, 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 27 day of March 2019

Heather Letts
Notary Public

11-17-2019
My Commission Expires

Heather Letts My Commission Expires November 17th, 2019 Notary Public Alabama State at Large

By: Judith Freeman Date 3-27-19
Judith Freeman

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that, Judith Freeman, 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, do execute same voluntarily as such individuals with full authority thereof.

Given under my hand and seal this the 27 day of March 2019

Heather Letts
Notary Public

11-17-19
My Commission Expires

Heather Letts My Commission Expires November 17th, 2019 Notary Public Alabama State at Large

Date 3/27/2019
City of Columbiana Planning Commission

RODNEY SHIFLETT SURVEYING
P.O. BOX 204
COLUMBIANA, ALABAMA 35051
TEL. 205-669-1205 FAX. 205-669-1298
JOB #19072