Map Book 54 Page 13

20210302000105970 1/1 $34.00
Shelby Cnty Judge of Probate, AL
03/02/2021 03:03:49 PM FILED/CERT

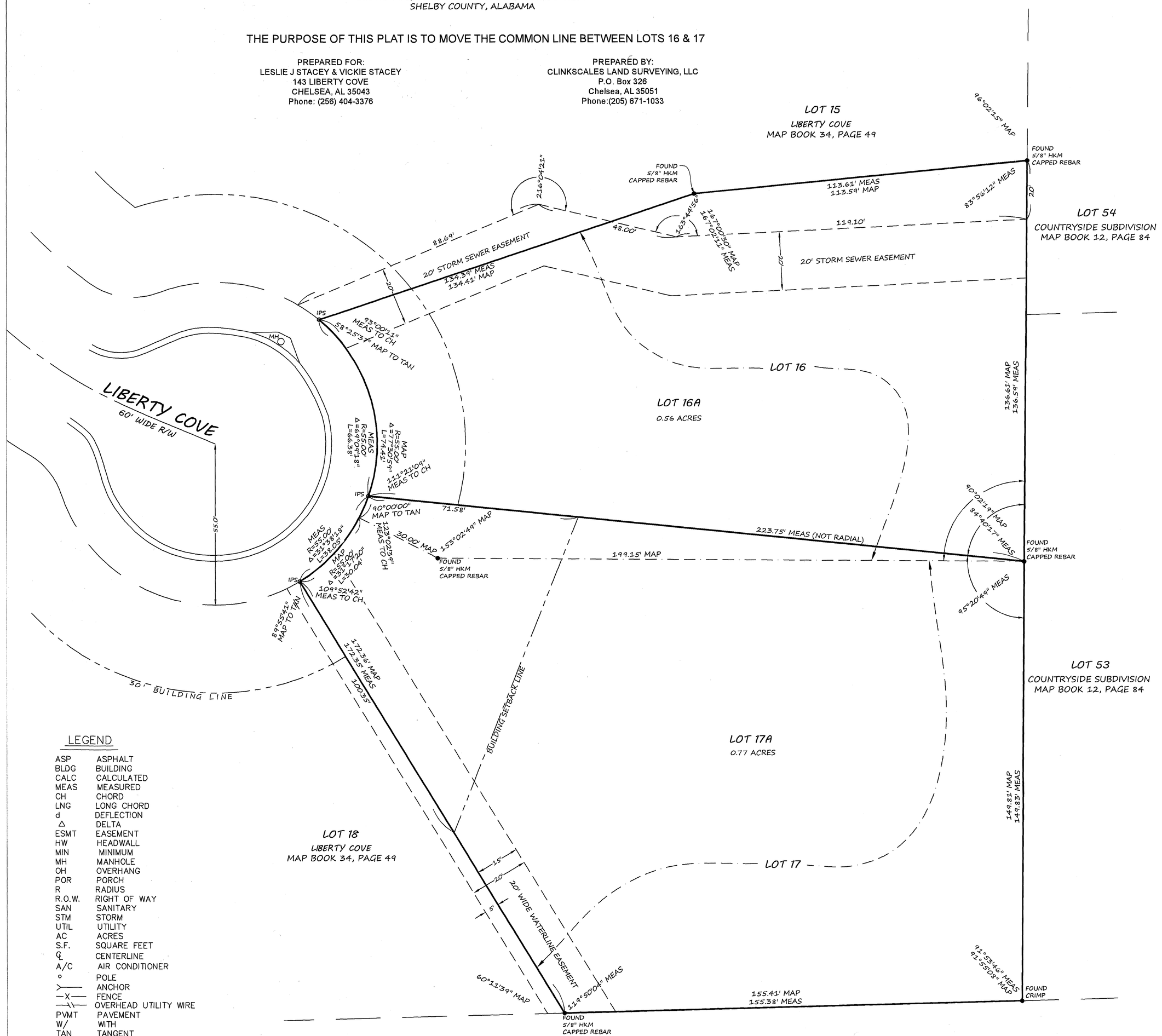
A RESURVEY OF LOTS 16 & 17 OF LIBERTY COVE

AS RECORDED IN MAP BOOK 34, PAGE 49 IN THE
OFFICE OF THE JUDGE OF PROBATE IN SHELBY COUNTY, ALABAMA
BEING SITUATED IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF
SECTION 35, TOWNSHIP 19 SOUTH, RANGE 1 WEST
SHELBY COUNTY, ALABAMA

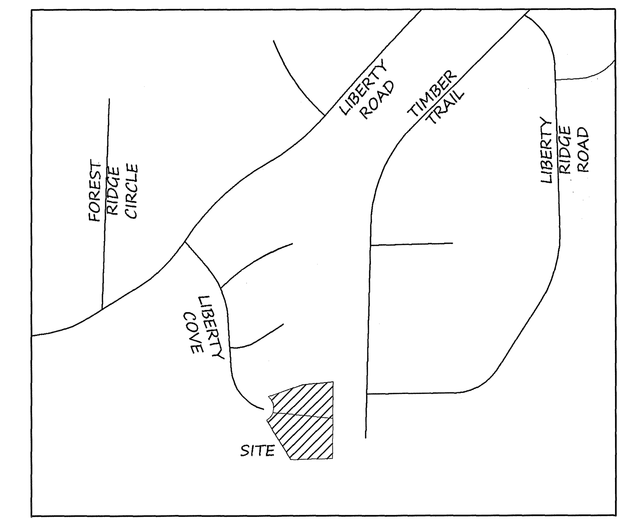
THE PURPOSE OF THIS PLAT IS TO MOVE THE COMMON LINE BETWEEN LOTS 16 & 17

PREPARED FOR:
LESLIE J STACEY & VICKIE STACEY
143 LIBERTY COVE
CHELSEA, AL 35043
Phone: (256) 404-3376

PREPARED BY:
CLINKSCALES LAND SURVEYING, LLC
P.O. Box 326
Chelsea, AL 35051
Phone:(205) 671-1033



ZONED R-1
CITY OF CHELSEA JURISDICTION



VICINITY MAP
NOT TO SCALE

LEGEND

ASP	ASPHALT
BLDG	BUILDING
CALC	CALCULATED
MEAS	MEASURED
CH	CHORD
LNG	LONG CHORD
d	DEFLECTION
Δ	DELTA
ESMT	EASEMENT
HW	HEADWALL
MIN	MINIMUM
MH	MANHOLE
OH	OVERHANG
POR	PORCH
R	RADIUS
R.O.W.	RIGHT OF WAY
SAN	SANITARY
STM	STORM
UTIL	UTILITY
AC	ACRES
S.F.	SQUARE FEET
℄	CENTERLINE
A/C	AIR CONDITIONER
∘	POLE
>——	ANCHOR
—X—	FENCE
—\—	OVERHEAD UTILITY WIRE
PVMT	PAVEMENT
W/	WITH
TAN	TANGENT
RES	RESIDENCE
oLGT	LIGHT
COV	COVERED
	DECK
	CONCRETE
	WALL
□	COLUMN

SURVEYOR'S NOTES:
CLINKSCALES LAND SURVEYING, LLC IS NOT RESPONSIBLE FOR SOIL COMPACTIONS AND DID NOT CONDUCT ANY SURFACE AND SUBSURFACE INVESTIGATIONS.

NORTH ARROW SHOWN ON THIS MAP IS NOT TRUE NORTH AND SHOULD ONLY BE CONSIDERED AS APPROXIMATE.

ALL IRON PINS SET BY THIS FIRM ARE 5/8" YELLOW CAPPED REBARS MARKED CLINKSCALES CA-1084-LS UNLESS OTHERWISE NOTED ON THIS PLAT.

CITY OF CHELSEA NOTES

NO CERTIFICATION IS MADE BY THE CITY OF CHELSEA, ANY EMPLOYEE, OR ANY AGENT THEREOF THAT ANY LOTS OR PARCELS SHOWN ON THIS PLAT ARE SUITABLE FOR DWELLING PURPOSES, MEETS HEALTH DEPARTMENT STANDARDS OR REGULATIONS, OR MEETS ANY OTHER CODES OR REGULATIONS FOR DEVELOPMENT OR SITE CONSTRUCTION.

THIS IS A MINOR SUBDIVISION PLAT ONLY AND DOES NOT CONSTITUTE APPROVAL OF ANY NEW STREET, ROADWAY, OR ACCESS TO OR FROM ANY LOT OR PARCEL SHOWN. NO APPROVAL IS GIVEN OR IMPLIED FOR ANY NEW DRAINAGE STRUCTURES OR IMPROVEMENTS EXISTING OR PROPOSED TO BE PERFORMED ON THIS SITE.

FLOOD ZONE INFORMATION:

ACCORDING TO THE FLOOD INSURANCE RATE MAP PUBLISHED BY THE FEDERAL MANAGEMENT AGENCY FOR CHELSEA, SHELBY COUNTY, ALABAMA (COMMUNITY NO 010432), THIS ENTIRE PROPERTY IS SITUATED IN ZONE "X" (PANEL NUMBER 01117C0253E), DATED FEBURARY 20, 2013.

I, HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREIN HAS BEEN EXAMINED FOR COMPLIANCE WITH THE CURRENT SUBDIVISION REGULATIONS BY THE CITY OF CHELSEA PLANNING COMMISSION AND FOUND TO CONFORM TO THE REQUIREMENTS THEREOF AND IS APPROVED FOR RECORDING.

APPROVED BY: _____ DATE: 02-22-2021
CHAIRPERSON, CHELSEA PLANNING & ZONING

APPROVED BY: _____ DATE: 2-22-2021
CITY ENGINEER, CITY OF OF CHELSEA

APPROVED BY: _____ DATE: 2-24-2021
MAYOR, CITY OF CHELSEA

APPROVED BY: _____ DATE: 2-26-2021
FIRE CHIEF, CITY OF CHELSEA

ATTEST: _____ DATE: 2-26-2021
CITY CLERK, CITY OF CHELSEA

APPROVED BY: _____ DATE: 3-1-2021
SHELBY COUNTY HEALTH DEPARTMENT
(For recording purposes only)

CITY OF CHELSEA NOTES

a. All easements on this map are for public utilities, sanitary sewers, storm sewers, storm ditches, and may be used for such purposes to serve the property both within and without the subdivision. Shelby County is not responsible for the maintenance of any easements shown on this plat outside of the public right-of-way.
b. Contractor and/or developer are responsible for providing building sites free of drainage problems.
c. No further subdivision of any parcel shown hereon shall be allowed with out the prior approval of the City of Chelsea Planning Commission.
d. Driveways shall be restricted to the locations as shown on this plat. Driveway access permit required prior to installation of driveway(s). Contact the Shelby County Highway Department at 669-3880 to obtain access permit.
e. Maintenance of detention ponds and all associated structures and appurtenances are the responsibility of the Homeowners Association.
f. Any construction or encroachment in a designated flood plain must comply with the Shelby County Flood Damage Prevention Ordinance.
g. No encroachments, including structures or fill material, shall be placed within a designated flood plain unless and until a Flood Plain Development Permit has been submitted and approved by the County Engineer. All development within a designated flood plain must comply with the Shelby County Flood Damage Prevention Ordinance.

STATE OF ALABAMA
SHELBY COUNTY

The undersigned, Steven J. Clinkscales, a Licensed Land Surveyor, State of Alabama, and Leslie J. Staacey and Vickie Stacey, 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 owners; that this plat or map is a true and correct map of lands shown therein known as A RESURVEY OF LOTS 16 & 17 OF LIBERTY COVE, 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 22nd day of February, 2021.

BY: _____ Date: 2-22-2021
Steven J. Clinkscales, PLS AL 37248
P.O. Box 326
Chelsea, AL 35043
(205)671-1033

ALABAMA LICENSED No. 37248 PROFESSIONAL LAND SURVEYOR STEVEN J. CLINKSCALES

BY: _____ Date: 2/24/21
Leslie J. Stacey

BY: _____ Date: 2/24/21
Vickie Stacey

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Steven J. Clinkscales, whose name is signed to the forgoing 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 the same voluntarily as such individual with full authority thereof.

Given under my hand and seal this 22 day of February, 2021.

_____ 6/24/24
Notary Public My Commission Expires

CRYSTAL GIBSON ETHERIDGE MY COMMISSION EXPIRES JUNE 24, 2024 NOTARY PUBLIC ALABAMA STATE AT LARGE

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Leslie J. Stacey, who is known to me, acknowledged before me, on this date, that after being duly informed of the contents of said certificate, does execute the same voluntarily as such individual with full authority thereof.

Given under my hand and seal this 24th day of February, 2021.

Elisabeth Graham 10/28/2024
Notary Public My Commission Expires

ELISABETH GRAHAM MY COMMISSION EXPIRES OCTOBER 28, 2024 NOTARY PUBLIC STATE OF ALABAMA

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Vickie Stacey, who is known to me, acknowledged before me, on this date, that after being duly informed of the contents of said certificate, does execute the same voluntarily as such individual with full authority thereof.

Given under my hand and seal this 24th day of February, 2021.

Elisabeth Graham 10/28/2024
Notary Public My Commission Expires

ELISABETH GRAHAM MY COMMISSION EXPIRES OCTOBER 28, 2024 NOTARY PUBLIC STATE OF ALABAMA

THE LOTS ON THE PLAT ARE SUBJECT TO APPROVAL OR DELETION BY THE SHELBY COUNTY HEALTH DEPARTMENT. THE APPROVALS MAY CONTAIN CONDITIONS PERTAINING TO ONSITE SEWAGE TREATMENT SYSTTEM THAT RESTRICT THE USE OF THE LOTS OR OBLIGATE OWNERS TO SPECIAL MAINTTENANCE AND REPORTING REQUIREMENTS. THESE CONDITIONS ARE ON FILE WITH THE SAID HEALTH DEPARTMENT, AND ARE MADE A PART OF THIS PLAT AS IF SET OUT HEREON.

SURVEYOR'S NOTES:

1. THIS SUBDIVISION CONSISTS OF 1.32 TOTAL ACRES OF R-1 ZONED PROPERTY.
2. THE SMALLEST LOT IN THIS SUBDIVISION IS 0.56 ACRES.

CLINKSCALES LAND SURVEYING, LLC

SCALE: 1" = 20'	APPROVED BY: Steven J. Clinkscales,PLS	DATE OF SURVEY: 02/01/2021	Cell: 205-671-1033	P.O. Box 326 Chelsea, AL 35043
REV. DATE: 02/01/2021	AL REG. NO. 37248	SURVEYED BY: SJC / DRAWN BY: JLW		ClinkSurveying.com

Job #: 21-031

0 20 40
GRAPHIC SCALE: 1" = 20'

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