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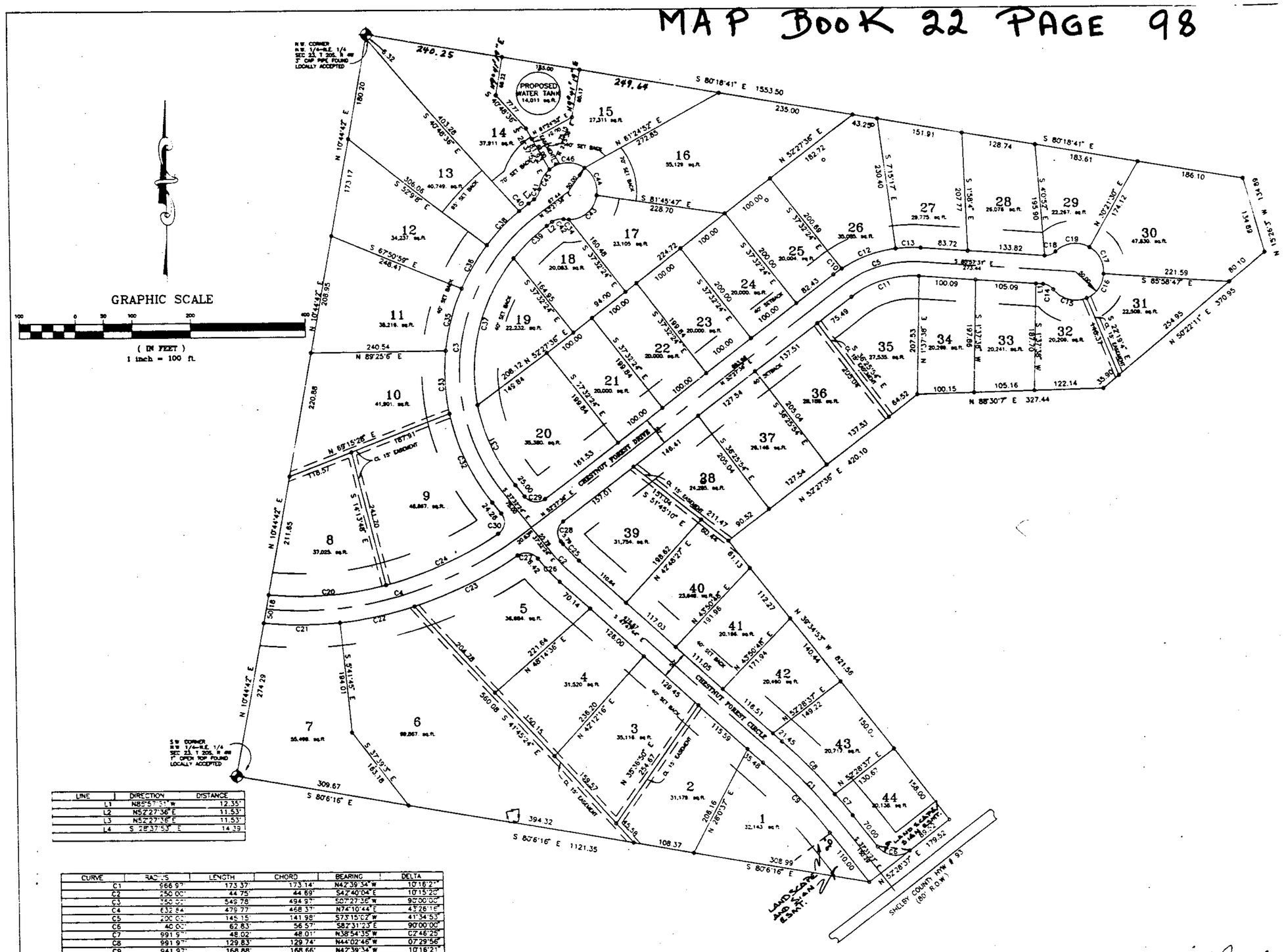
CHESTNUT FOREST

A SINGLE FAMILY RESIDENTIAL SUBDIVISION SITUATED IN THE N.E. 1/4 OF SECTION 23, TOWNSHIP 20 SOUTH, RANGE 4 WEST, CITY OF HELENA, SHELBY COUNTY, ALA.



LINE	DIRECTION	DISTANCE
L1	N85°5'53" W	12.35'
L2	N52°27'36" E	11.53'
L3	N52°27'36" E	11.53'
L4	S 28°37'53" E	14.39'

CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA
C1	566.9'	173.37'	173.14'	N42°39'34" W	10°18'27"
C2	250.00'	44.75'	44.69'	S42°40'04" E	10°15'20"
C3	350.00'	549.78'	494.97'	S67°27'36" E	90°00'00"
C4	632.84'	479.77'	468.37'	N74°10'44" E	43°26'18"
C5	200.00'	145.15'	141.98'	S73°15'07" W	41°34'53"
C6	40.00'	62.83'	56.57'	S82°31'23" E	90°00'00"
C7	991.9'	48.02'	48.01'	N38°54'35" W	02°46'25"
C8	991.9'	129.83'	129.74'	N44°02'46" W	07°29'56"
C9	941.9'	168.66'	168.66'	N42°39'34" W	10°18'27"
C10	225.00'	17.58'	17.58'	S54°41'56" W	04°28'40"
C11	175.00'	127.00'	124.23'	S73°15'07" W	41°34'53"
C12	225.00'	101.35'	100.49'	S69°50'19" W	25°48'28"
C13	225.00'	44.36'	44.29'	S88°23'36" W	11°17'46"
C14	25.00'	21.03'	20.41'	N61°51'50" W	48°11'23"
C15	50.00'	65.06'	60.56'	S75°02'06" E	74°32'56"
C16	50.00'	55.56'	52.74'	N35°51'05" E	63°39'43"
C17	50.00'	55.56'	52.74'	N27°48'38" W	63°39'43"
C18	25.00'	21.03'	20.41'	N69°56'48" E	48°11'23"
C19	50.00'	65.02'	60.53'	S83°06'18" W	74°30'24"
C20	607.84'	211.41'	210.34'	N85°44'02" E	19°55'40"
C21	657.84'	135.23'	134.99'	S89°48'25" E	11°46'41"
C22	657.84'	137.49'	137.24'	N78°19'00" E	11°58'30"
C23	657.84'	199.83'	199.06'	N63°37'38" E	17°24'15"
C24	607.84'	216.65'	215.51'	N65°33'33" E	20°25'18"
C25	225.00'	40.27'	40.22'	S42°40'04" E	10°15'20"
C26	275.00'	49.22'	49.16'	S42°40'04" E	10°15'20"
C27	25.00'	38.19'	34.59'	N81°18'27" W	87°32'06"
C28	25.00'	39.27'	35.36'	S07°27'36" W	90°00'00"
C29	25.00'	39.27'	35.36'	S82°32'24" E	90°00'00"
C30	25.00'	40.53'	36.24'	N08°54'15" E	92°53'18"
C31	325.00'	155.91'	154.42'	S23°47'49" E	27°29'11"
C32	375.00'	173.40'	171.86'	S24°17'37" E	26°29'35"
C33	375.00'	111.42'	111.01'	S02°30'06" E	17°01'20"
C34	50.00'	9.09'	9.08'	S84°33'33" E	10°25'04"
C35	375.00'	113.28'	112.85'	S14°37'50" W	17°18'28"
C36	375.00'	87.97'	87.76'	S30°00'17" W	13°26'25"
C37	325.00'	273.57'	265.57'	S14°03'39" E	48°13'44"
C38	375.00'	81.58'	81.42'	S42°57'27" W	12°27'55"
C39	325.00'	81.03'	80.82'	S45°19'03" W	14°17'04"
C40	375.00'	21.40'	21.40'	S50°49'30" W	03°16'12"
C41	25.00'	21.03'	20.41'	N28°21'54" E	48°11'23"
C42	25.00'	21.03'	20.41'	S76°33'17" W	48°11'23"
C43	50.00'	71.16'	65.30'	N49°27'44" E	81°32'22"
C44	50.00'	55.56'	52.74'	N23°08'19" W	63°39'43"
C45	50.00'	39.76'	38.73'	S37°00'03" W	45°33'41"
C46	50.00'	65.62'	61.01'	N87°25'52" W	75°11'56"

DEVELOPER: FIRST UNION INVESTMENT, LLC
2024 WOODSORREL DRIVE
BIRMINGHAM, AL 35244

SURVEYOR: R. C. FARMER AND ASSOCIATES, INC.
3219 HIGHWAY 52 WEST
PELHAM, AL 35124

STATE OF ALABAMA
SHELBY COUNTY

The undersigned, Robert C. Farmer, Registered Land Surveyor, State of Alabama, and First Union Investment, LLC., as owner, 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 in the instance of said owners; that this plat or map is a true and correct map of lands shown therein known as CHESTNUT FOREST showing the subdivisions into which it is proposed to divide said lands, giving the lengths and angles 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 showing the relation 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 by small open circles on said plat or map and that all parts of this survey and drawing have been completed in accordance with the requirements of the Minimum Technical Standards for the Practice of Land Surveying in the State of Alabama. Said owners also certify that they are the owners of said lands and that the same are not subject to any mortgage, except a mortgage held by Highland Bank.

In witness thereof, said surveyor executed these presents this 30 day of May 1997

By Robert C. Farmer Date 5/30/97
Robert C. Farmer, P.L.S.
Ala Reg No 14720

ALABAMA REGISTERED NO 14720 PROFESSIONAL LAND SURVEYOR ROBERT C. FARMER SHELBY COUNTY, ALABAMA

I, Frances F. Hester, 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 30 day of May 1997
Frances F. Hester (5-3-99)
Notary Public

By Ben L. Chenault DATE 5/30/97
Ben L. Chenault, Partner
First Union Investment, LLC.

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Ben L. Chenault, Partner, 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 30 day of May 1997
Frances F. Hester (5-3-99)
Notary Public

By Albert L. Weber DATE 5/30/97
Albert L. Weber, Partner
First Union Investment, LLC.

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Albert L. Weber, Partner, 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 30 day of May 1997
Frances F. Hester (5-3-99)
Notary Public

By [illegible] DATE 5/30/97
[illegible] Officer
Highland Bank, Mortgagee

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that [illegible], whose name is signed to the foregoing certificate as mortgagee, 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 30 day of May 1997
Frances F. Hester (5-3-99)
Notary Public

Charles Penhale Date 5/29/97
Charles Penhale, Mayor
City of Helena

Frances Parrish Date 5/29/97
Frances Parrish, City Clerk
City of Helena

[illegible] Date 5/29/97
Helena Planning Commission
_____ - Vice Chairman

Charles Linder Date 5/29/97
City Engineer
City of Helena

NOTE:
All easements are for utility or drainage purposes and shall provide for needs both within and without this subdivision.

Basis of bearing is magnetic north

Larry W Rush Date 5-30-97
Shelby County Health Department

This subdivision meets the approval of the Shelby County Health Department subject to certain conditions of approval and/or lot deletions on file with the said health department, which conditions are made a part of this approval as is set out hereon.

BE IT RESOLVED, by the City of Helena, 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 CHESTNUT FOREST, which said plat or map is certified to have been made by Robert C. Farmer, as surveyor, at the instance of First Union Investment, LLC, 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 Frances Parrish, City Clerk, of even date herewith.

Inst # 1997-16808
05/30/1997-16808
03:07 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 023 00.00

1997080300016808 1 / 1 1:00
Shelby Cnty Judge of Probate, AL
05/30/1997 12:21:00PM FILED/CERT

BUSINESS RECORDS CORPORATION

3522RM DWG