MAP BOOK 26 PAGE 88

STATE OF ALABAMA
SHELBY COUNTY

OCTOBER 19, 1999

I, The undersigned, Robert C. Farmer, Registered Professional Land Surveyor, State of Alabama, and Reamer Development Corporation 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 at the instance of Reamer Development Corporation; that this plat or map is a true and correct map of lands shown therein known as Mill Springs Estates 3rd Sector 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. Said owner also certifies that he is the owner of said lands and that the same are not subject to any mortgage, except a mortgage held by Compass Bank. I further certify 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

in witness thereof, said surveyor executed these presents this 16th day of December 1999.

By: Robert C. Farmer Date 12-16-99
Ala Reg No 14720

I, Frances Fitzpatrick 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 16th day of December 1999.

Notary Public
My Commission Expires 5-3-3

By: DATE 12-16-99
John G. Reamer, Jr.
Reamer Development Corporation

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that John G. Reamer Jr., 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 16th day of December 1999.

Notary Public

MY COMMISSION EXPIRES 5-3-3

By: DATE 12-17-99
Officer
Compass 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 17th day of December 1999.

Barbara Ann Moore
Notary Public

MY COMMISSION EXPIRES 12-27-2002

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

12-16-99
Shelby County Health Department Date

RESOLUTION:
Be it resolved by the Mayor and the City Council of the City of Hoover, Alabama, that the assent of this body be, and same hereby is given to the dedication of the streets, alleys and Public Grounds as shown on this plat or map, which said plat or map is certified to have been made by Robert C. Farmer, as surveyor, at the instance of Reamer Development Corporation., as owner, has been further identified by a recital of the approval of this Council signed by the City Clerk, of even date herewith. But this shall not be constructed as assumption of dominion by the City of Hoover over any street, alley or public grounds shown on said plat or map or impose liability upon the City of Hoover for the upkeep of same.

I Linda Crump, City Clerk of the City of Hoover, Alabama, hereby certify the foregoing to be a true and correct resolution that the Mayor and City Council of the City of Hoover, Alabama have duly adopted at a meeting of said Council on this the [illegible] day of [illegible] 19 99

BY: CITY CLERK

APPROVED BY:

12-28-99
CITY ENGINEER

12-29-99
CHAIRMAN HOOVER PLANNING & ZONING COMMISSION

NOTES:
1. ALL EASEMENTS ARE FOR UTILITY AND DRAINAGE PURPOSES AND SHALL PROVIDE FOR NEEDS BOTH WITHIN AND WITHOUT THIS SUBDIVISION.
2. BASIS OF BEARINGS IS MAGNETIC NORTH.
3. CONTRAVTOR AND/OR DEVELOPER ARE RESPONSIBLE FOR PROVIDING BUILDING SITE FREE OF DRAINAGE PROBLEMS.
4. SETBACKS: FRONT SETBACK = 35', SIDE SETBACK = 10', ALL OTHER SETBACKS TO COMPLY WITH E-2 ZONING AS PER THE CITY OF HOOVER.

NOT
O DENOTES REBAR SET

CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	CHORD BEARING	DELTA
C1	39.27	25.00	35.36	N50°21'49"E	90°00'00"
C2	36.37	25.00	33.25	S42°57'23"E	83°31'36"
C3	85.12	200.00	84.48	N15°05'38"W	24°23'07"
C4	85.53	200.00	84.88	N39°32'14"W	24°30'05"
C5	86.39	200.00	85.72	N64°09'45"W	24°44'56"
C6	39.41	200.00	39.35	N82°10'57"W	11°17'28"
C7	21.03	25.00	20.41	S63°44'00"E	48°11'23"
C8	47.81	50.00	46.01	N67°02'04"W	54°47'31"
C9	58.87	50.00	55.53	S51°50'23"W	67°27'29"
C10	58.87	50.00	55.53	S15°37'06"E	67°27'29"
C11	75.64	50.00	68.63	N87°19'05"E	86°40'17"
C12	5.28	25.00	5.27	S52°02'09"W	12°06'25"
C13	15.74	25.00	15.49	S74°37'50"W	36°04'58"
C14	213.81	150.00	196.16	N42°06'38"W	81°40'07"
C15	42.17	25.00	37.34	N47°02'37"E	96°38'24"
C16	264.36	175.00	239.93	N44°33'08"W	86°33'07"
C17	15.00	25.00	14.77	S67°27'05"E	34°22'11"
C18	6.03	25.00	6.02	S43°21'24"E	13°49'12"
C19	77.48	50.00	69.96	N80°50'22"W	88°47'06"
C20	66.30	50.00	56.72	S20°12'57"W	69°36'14"
C21	65.67	50.00	61.05	S51°57'50"E	75°15'20"
C22	37.73	50.00	36.84	N68°47'28"E	43°14'03"
C23	21.03	25.00	20.41	S71°16'08"W	48°11'23"
C24	21.03	25.00	20.41	N43°32'29"W	48°11'23"
C25	17.11	50.00	17.03	S46°14'57"E	19°36'18"

MILL SPRINGS ESTATES
3rd SECTOR

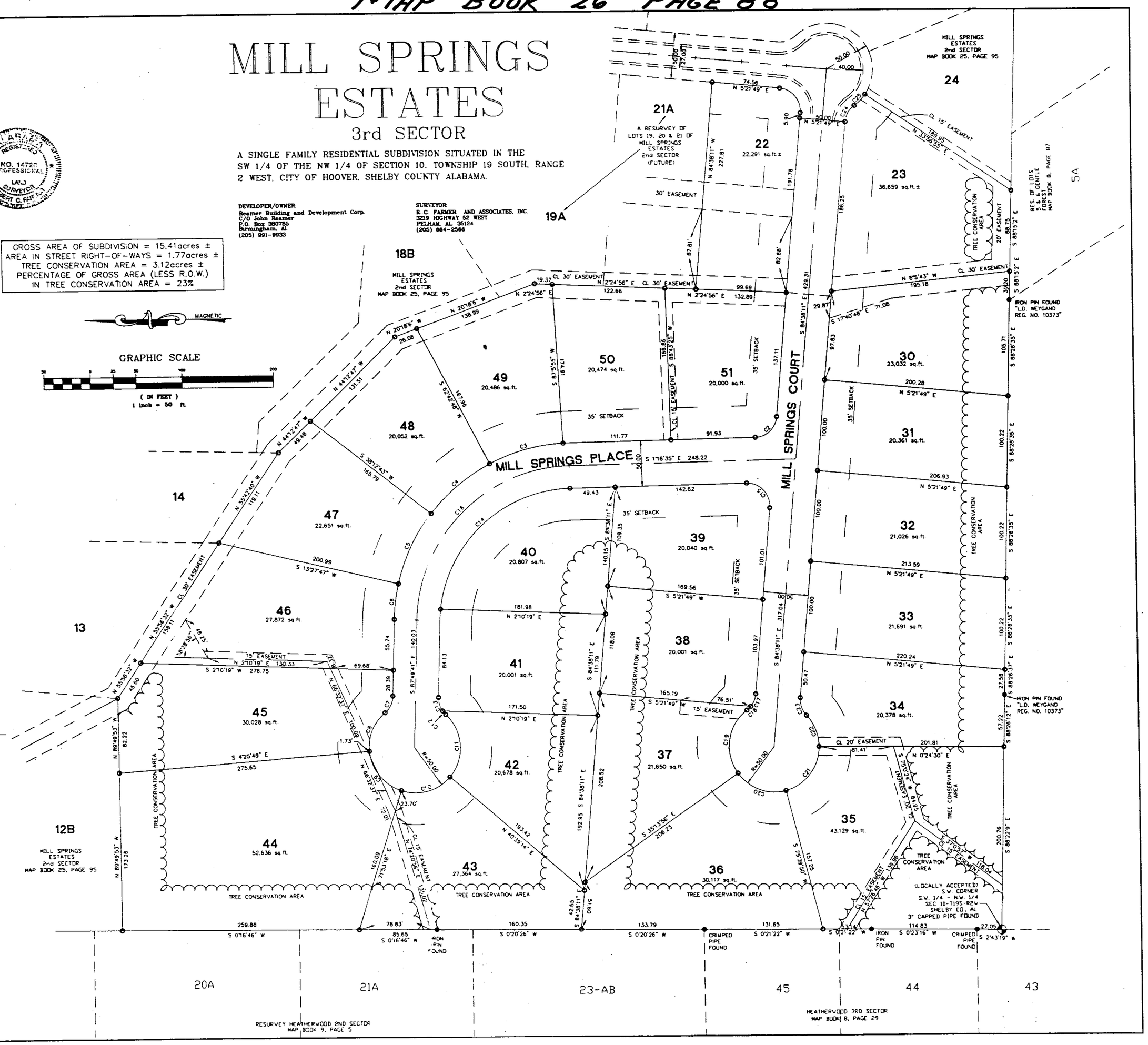
A SINGLE FAMILY RESIDENTIAL SUBDIVISION SITUATED IN THE SW 1/4 OF THE NW 1/4 OF SECTION 10. TOWNSHIP 19 SOUTH, RANGE 2 WEST, CITY OF HOOVER, SHELBY COUNTY ALABAMA.

DEVELOPER/OWNER
Reamer Building and Development Corp.
C/O John Reamer
P.O. Box 360785
Birmingham, Al
(205) 991-9933

SURVEYOR
R.C. FARMER AND ASSOCIATES, INC
3219 HIGHWAY 52 WEST
PELHAM, AL 35124
(205) 664-2566

GROSS AREA OF SUBDIVISION = 15.41acres ±
AREA IN STREET RIGHT-OF-WAYS = 1.77acres ±
TREE CONSERVATION AREA = 3.12acres ±
PERCENTAGE OF GROSS AREA (LESS R.O.W.)
IN TREE CONSERVATION AREA = 23%

GRAPHIC SCALE
(IN FEET)
1 inch = 50 ft.



Inst # 2000-00279
01/04/2000-00279
01:03 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MAP 88.00

20000104000002791 1/1 $.00
Shelby Cnty Judge of Probate, AL
01/04/2000 03:23:17PM FILED/CERT

BUSINESS RECORDS CORPORATION