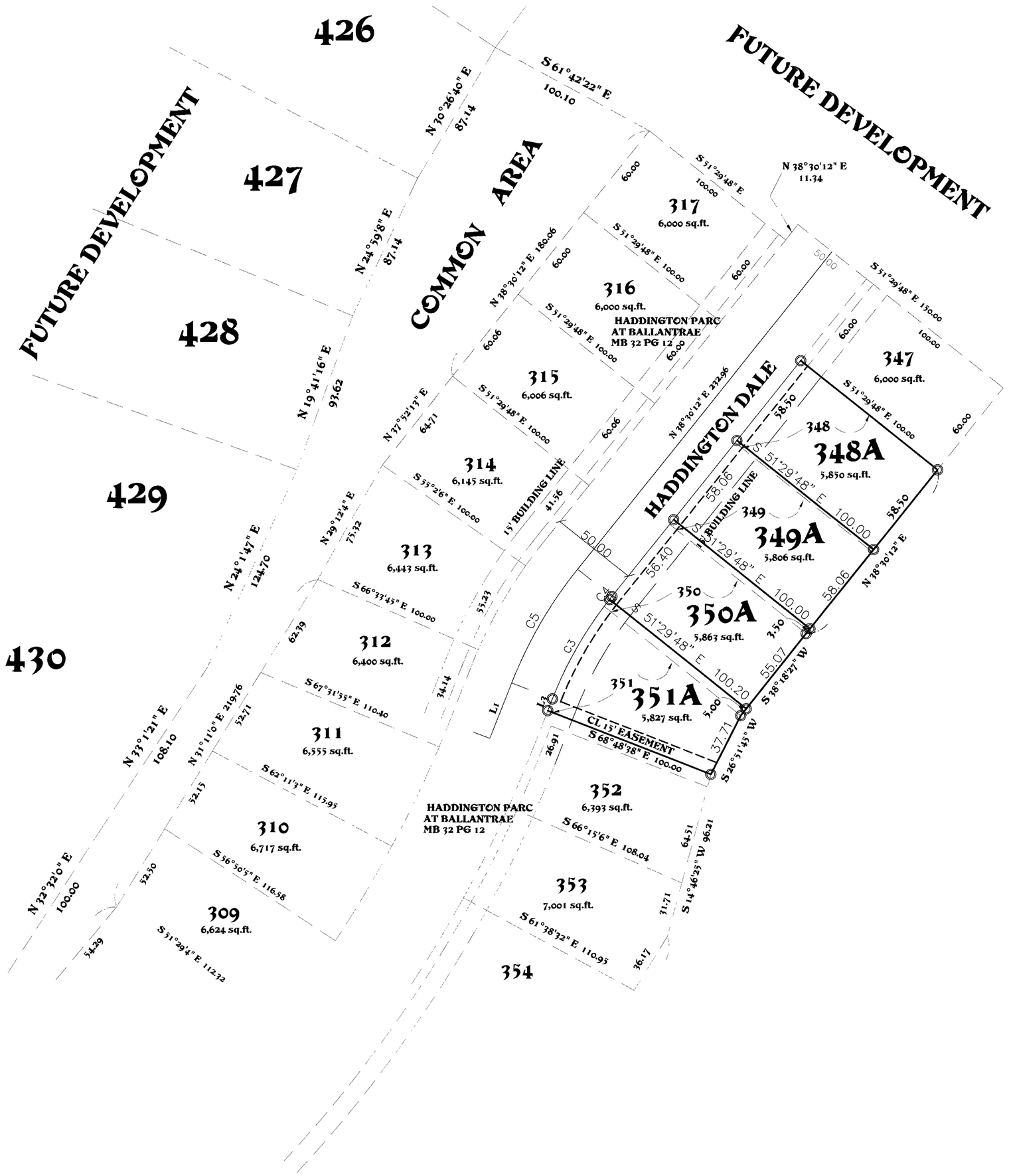
Map Book 33 pg 148

A RESURVEY
OF LOTS 348,349,350,& 351 OF
HADDINGTON PARC
AT BALLANTRAE
PHASE 1

A SINGLE FAMILY RESIDENTIAL SUBDIVISION SITUATED IN THE
SW 1/4 OF SECTION 28 , TOWNSHIP 20 SOUTH, RANGE 2 WEST
CITY OF PELHAM, SHELBY COUNTY, ALABAMA.

PREPARED FOR:
NEIL WEBSTER (PRESIDENT)
GEMINI BLDG. CO. INC.
2232 CAHABA VALLEY DR.
BIRMINGHAM, AL 35242
(205)-664-5554

PREPARED BY:
R. C. FARMER & ASSOCIATES, INC.
246 YEAGER PARKWAY
PELHAM, AL 35124
TEL. 664-2566



GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

LINE TABLE		
LINE	LENGTH	BEARING
L1	34.14	S21°11'22"W
L2	0.45	S42°45'08"W
L3	7.23	S21°11'22"W

CURVE TABLE					
CURVE	LENGTH	RADIUS	CHORD	BEARING	DELTA
C3	65.83	225.00	65.59	S29°34'14"W	16°45'45"
C4	2.17	225.00	2.17	S38°13'40"W	00°33'06"
C5	75.55	250.00	75.26	S29°50'47"W	17°18'51"

STATE OF ALABAMA
SHELBY COUNTY

The undersigned, Robert C. Farmer, Professional Land Surveyor, State of Alabama, and Gimini Building Co. Inc. 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 owner; that this plat or map is a true and correct map of lands shown therein known as A RESURVEY OF LOTS 348, 349, 350, & 351 OF HADDINGTON PARC AT BALLANTRAE - PHASE 1, showing the sub-divisions 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 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 Bank of Alabama. I further certify that all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice for Surveying in the State of Alabama to the best of my knowledge, information, and belief.

In witness thereof, said surveyor executed these presents this 6th day of April, 2004.

By: Robert C. Farmer
Robert C. Farmer, P.L.S.
Al Reg No 14720

ALABAMA REGISTERED NO. 14720 PROFESSIONAL LAND SURVEYOR ROBERT C. FARMER

I, the undersigned, 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 6th day of April, 2004.

Notary Public
MY COMMISSION EXPIRES My Commission Expires June 28, 2005

By: Neal Webster DATE 4-6-04
GIMINI BUIDING CO. INC.
Neil Webster, President

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Neil Webster, whose name is signed to the foregoing certificate as member, 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 6th day of April, 2004.

Notary Public
MY COMMISSION EXPIRES My Commission Expires June 28, 2005

By: S. William Hawkins VP DATE April 6, 2004
Bank of Alabama, Officer
Mortgagee

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that S. William Hawkins 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 6 day of April, 2004.

Notary Public
MY COMMISSION EXPIRES

Bobby Hayes Date 9-9-04
Mayor, City of Pelham

Date 9-13-04
Director, Public Works

Date 9/9/04
Pelham Planning Commission

Date 9/13/04
City Clerk
City of Pelham

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

Basis of bearing is grid North.

Surveyor, Engineer and City of Pelham are not responsible for providing building sites free of drainage problems.

The City of Pelham, Alabama is not now nor in the future responsible for any maintenance outside the public Right-Of-Way.

LEGEND:
● = IRON PIN FOUND
O = IRON PIN SET
/ = P.I. CL DATA
—W— = WATER LINE
—U— = POWER SERVICE LINES
= POWER POLE

NOTE:

THE CITY OF PELHAM DOES NOT MAINTAIN ANY IMPROVEMENTS THAT LIE OUTSIDE OF THE STREET RIGHT OF WAY. THIS RESPONSIBILITYBELONGS TO THE LOT OWNER OR THE HOMEOWNERS ASSOCIATION.

THIS SUBDIVISION IS SERVED BY A PRIVATE SANITARY SEWER. NO SANITARY SEWER WORK WAS PERFORMED BY R. C. FARMER & ASSOCIATES, INC. THE CITY OF PELHAM IS NOT NOW NOR AT ANY TIME IN THE FUTURE, RESPONSIBLE FOR THE MAINTENANCE OR UPKEEP OF THE SANITARY SEWER.

NOTE:

THE PURPOSE OF THIS RESUREVEY IS TO ADJUST LOT LINES FOR BETTER BUILDING SITES.

20040915000470010 Pg 1/1 $18.00
Shelby County Judge of Probate, AL
09/13/2004 16:46:03 FILED/CERTIFIED