"R.C. FARMER AND ASSOCIATES IS NOT RESPONSIBLE FOR SOIL COMPACTIONS AND DID NOT CONDUCT ANY SURFACE AND SUBSURFACE INVESTIGATIONS"

Map Book 37 Page 97

LIME CREEK PHASE 4 AT CHELSEA PRESERVE

A Proposed Single Family Residential Subdivsion situated in the S 1/2 of the NE 1/4, the NW 1/4 of the SE 1/4, the SE 1/4 of the NW 1/4, and the NE 1/4 of the SW 1/4, all in Section 17, Township 20 South, Range 1 West, Shelby County, Alabama.

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

OWNER AND DEVELOPER
RODNEY DAVIS
P.O. BOX 471
CHELSEA, ALABAMA 35043

SURVEYOR:
R.C. FARMER AND ASSOCIATES, INC.
246 YEAGER PARKWAY
PELHAM, AL 35124
(205) 664-2566

ENGINEER:
ENGINEERING DESIGN GROUP L.L.C.
246 YEAGER PARKWAY
PELHAM, AL 35124
(205) 685-9880

STATE OF ALABAMA
SHELBY COUNTY

The undersigned, Robert C. Farmer, licensed Professional Land Surveyor, State of Alabama, and Chelsea One, LLC, as owner, hereby certifies 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 LIME CREEK AT CHELSEA PRESERVE, SECTOR 4, 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 owner also certifies that he is the owner of said lands and that the same is not subject to any mortgage. I 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 of the State of Alabama, to the best of my knowledge, information and belief.

By: Robert C. Farmer Date 7-5-06
Robert C. Farmer, P.L.S.
Al Reg No 14720

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 5 day of July, 2006.

(S.T.D.)
Notary Public

By: Rodney Davis Date 7/10/06
Rodney Davis, Member
Chelsea One, LLC

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that, Rodney Davis, whose name is signed to the foregoing certificate, 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 10th day of July, 2006.

Notary Public

Date 9-25-06
City of Chelsea, Mayor

Date 9-25-06
City of Chelsea Engineer

Date 9/25/06
City of Chelsea Planning Commission

The lots on this plat are subject to approval or deletion by the Shelby County Health Department. The approvals may contain conditions pertaining to the sewage treatment system that restricts the use of the lots or obligate owners to special maintenance and reporting requirements. These conditions are on file with said health department and are made a part of this plat as if set out hereon.

Date 9-7-06
Shelby County Health Department

Date 9/7/06
Fire Coordinator

BE IT RESOLVED, by the City of Chelsea Commission 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 LIME CREEK AT CHELSEA PRESERVE, SECTOR 4, which said plat or map is certified to have been made by Robert C. Farmer as surveyor, at the instance of Rodney Davis and Mike Strong, 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 County Clerk, of even date herewith.

Date 9/25/06
City of Chelsea Clerk

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

CITY OF CHELSEA NOTES:

1. CITY OF CHELSEA IS NOT RESPONSIBLE FOR THE MAINTENANCE OF ANY DRAINAGE EASEMENTS SHOWN ON THIS PLAT OUTSIDE OF THE PUBLIC RIGHT-OF-WAY.

2. NO FURTHER SUBDIVISION OF ANY PARCEL SHOWN HEREON SHALL BE ALLOWED WITHOUT THE PRIOR APPROVAL OF THE CITY OF CHELSEA PLANNING COMMISSION.

3. CITY OF CHELSEA IS NOT NOW, NOR WILL BE IN THE FUTURE, RESPONSIBLE FOR THE MAINTENANCE OF PRIVATE ROADS OR EASEMENTS SHOWN ON THIS PLAT.

4. 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.

5. ALL LOTS SHALL BE GRADED BY THE DEVELOPER AND BUILDERS IN THE SUBDIVISION TO DRAIN PROPERLY AND TO NOT CAUSE AN ADVERSE AFFECT TO ADJACENT PROPERTY.

6. ALL PARTS OF THIS MAP HAVE BEEN COMPLETED IN ACCORDANCE WITH THE REQUIREMENTS OF THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA.

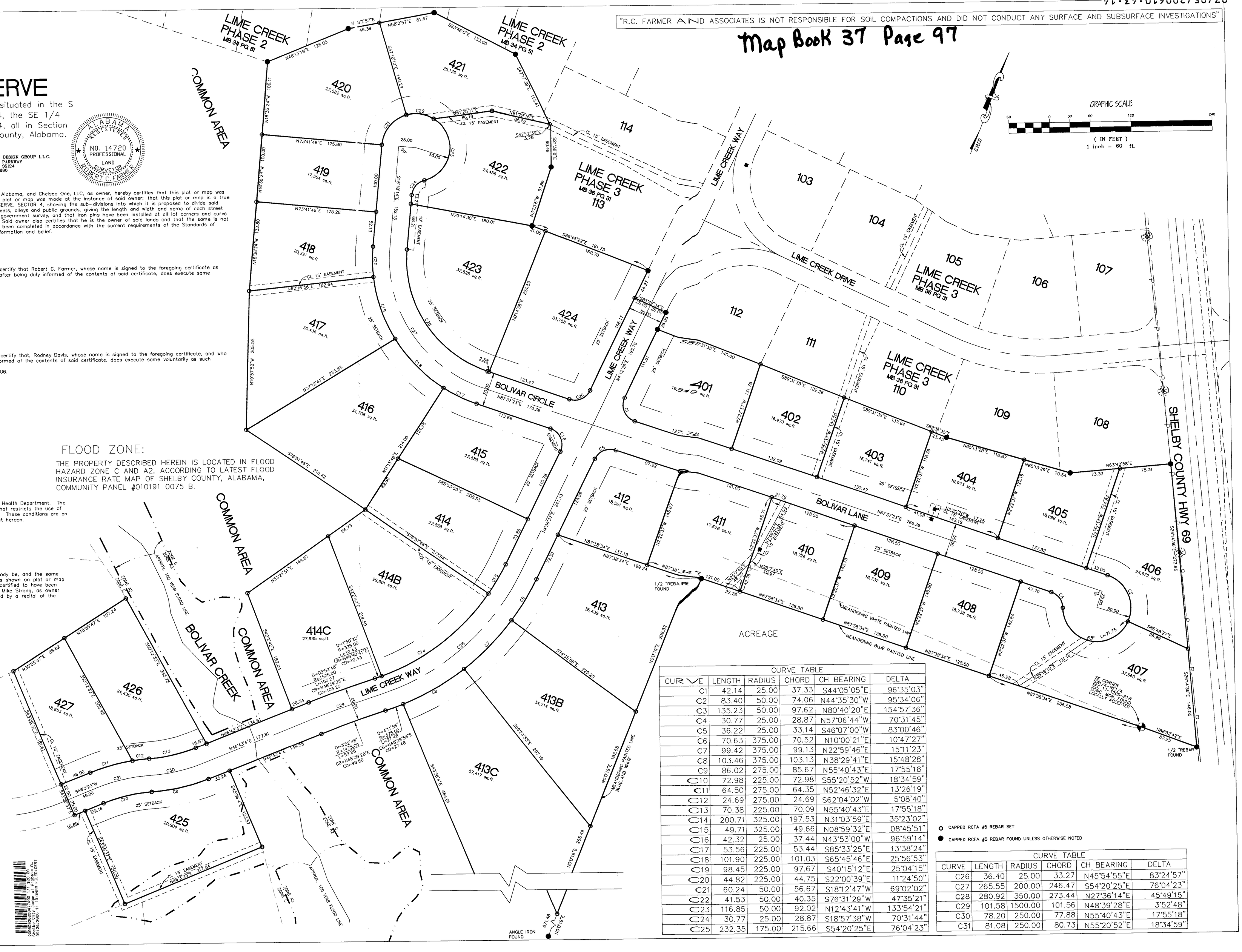
7. BUILDER IS RESPONSIBLE FOR THE DRAINAGE ON EACH LOT AND IN AND AROUND EACH BUILDING.

8. MAINTENANCE OF COMMON AREAS, EASEMENTS AND DETENTION FACILITIES SHALL BE THE RESPONSIBILITY OF THE HOMEOWNER'S ASSOCIATION FOR LIME CREEK AT CHELSEA PRESERVE SUBDIVISION. SUCH MAINTENANCE RESPONSIBILITIES SHALL BE CLEARLY SPELLED OUT IN A COVENANT AGREEMENT TO BE FILED IN THE OFFICE OF THE JUDGE OF PROBATE AT THE TIME OF FINAL PLAT APPROVAL. IN THE ABSENCE OF A RESPONSIBLE HOMEOWNER'S ASSOCIATION, THE DEVELOPER SHALL BE EXPECTED TO CORRECT ANY DEFICIENCIES.

20060725000337260 1/1 $20.00
Shelby County, AL 07/25/2006
09:28:20AM FILED/CERT

FLOOD ZONE:

THE PROPERTY DESCRIBED HEREIN IS LOCATED IN FLOOD HAZARD ZONE C AND A2, ACCORDING TO LATEST FLOOD INSURANCE RATE MAP OF SHELBY COUNTY, ALABAMA, COMMUNITY PANEL #010191 0075 B.



CURVE TABLE					
CURVE	LENGTH	RADIUS	CHORD	CH BEARING	DELTA
C1	42.14	25.00	37.33	S44°05'05"E	96°35'03"
C2	83.40	50.00	74.06	N44°35'30"W	95°34'06"
C3	135.23	50.00	97.62	N80°40'20"E	154°57'36"
C4	30.77	25.00	28.87	N57°06'44"W	70°31'45"
C5	36.22	25.00	33.14	S46°07'00"W	83°00'46"
C6	70.63	375.00	70.52	N10°00'21"E	10°47'27"
C7	99.42	375.00	99.13	N22°59'46"E	15°11'23"
C8	103.46	375.00	103.13	N38°29'41"E	15°48'28"
C9	86.02	275.00	85.67	N55°40'43"E	17°55'18"
C10	72.98	225.00	72.98	S55°20'52"W	18°34'59"
C11	64.50	275.00	64.35	N52°46'32"E	13°26'19"
C12	24.69	275.00	24.69	S62°04'02"W	5°08'40"
C13	70.38	225.00	70.09	N55°40'43"E	17°55'18"
C14	200.71	325.00	197.53	N31°03'59"E	35°23'02"
C15	49.71	325.00	49.66	N08°59'32"E	08°45'51"
C16	42.32	25.00	37.44	N43°53'00"W	96°59'14"
C17	53.56	225.00	53.44	S85°33'25"E	13°38'24"
C18	101.90	225.00	101.03	S65°45'46"E	25°56'53"
C19	98.45	225.00	97.67	S40°15'12"E	25°04'15"
C20	44.82	225.00	44.75	S22°00'39"E	11°24'50"
C21	60.24	50.00	56.67	S18°12'47"W	69°02'02"
C22	41.53	50.00	40.35	S76°31'29"W	47°35'21"
C23	116.85	50.00	92.02	N12°43'41"W	133°54'21"
C24	30.77	25.00	28.87	S18°57'38"W	70°31'44"
C25	232.35	175.00	215.66	S54°20'25"E	76°04'23"

○ CAPPED RCFA #5 REBAR SET

● CAPPED RCFA #5 REBAR FOUND UNLESS OTHERWISE NOTED

CURVE TABLE					
CURVE	LENGTH	RADIUS	CHORD	CH BEARING	DELTA
C26	36.40	25.00	33.27	N45°54'55"E	83°24'57"
C27	265.55	200.00	246.47	S54°20'25"E	76°04'23"
C28	280.92	350.00	273.44	N27°36'14"E	45°49'15"
C29	101.58	1500.00	101.56	N48°39'28"E	3°52'48"
C30	78.20	250.00	77.88	N55°40'43"E	17°55'18"
C31	81.08	250.00	80.73	N55°20'52"E	18°34'59"