Map Book 38 Page 4

COSHATT ESTATES BY THE CAHABA
M.B. 109/ PG. 78

6 | 7 | 8 | 9

TIM-BILL LAKE

50' ROW — COSHATT DRIVE — 80' ROW

ACREAGE

JEFFERSON COUNTY
SHELBY COUNTY

1325.84'

411.51' | 313.99' | 600.05'

53°12'36" | 75°14'59" | 104°45'01" | 99°33'52" | 80°26'08" | 92°46'06"

3" PAINTED CAPPED IRON
NE CORNER-NW 1/4 OF SW 1/4
SEC. 9, TWP 19 S., R 2 W,
SHELBY COUNTY, ALABAMA

89°48'05" | 233°16'49" | 43.64' | 44.95'

50' SETBACK | 50' SETBACK | 50' SETBACK

IRON

176.27'

3
2.22 AC.

2
4.54 AC.

1
3.82 AC.

12B

168°04'30" | 80.71'

144.94'

144°04'36"

203°57'24"

117.09'

149.65'

266°53'30"

1st AMENDED PLAT OF
HEATHERWOOD - 9th SECTOR
PHASE 2
M.B. 19/PG. 158

7B | 6B | 7A | 6A | 5

74.24'

97°46'40" | 151°33'12" | 62.03'

91°23'00" | 75.56'

113°07'53"

95.14'

133°12'48"

112°16'03"

196.59'

127°39'19"

278.20'

108°34'11" TO TAN.

479.59'

432.22'

60' ROW

A = 309°29'29"
R = 239.25'
L = 233.17'

50' SETBACK

120°17'10"

89°20'26"

90.59' | 80°45'46" | 104.96'

99°14'14"

126.24'

150°22'24"

436.80'

35' SETBACK

COSHATT TRAIL

CL 15' UTILITY EASEMENT
M.B. 16/ PG. 118

CL 30' UTILITY EASEMENT
M.B. 16/ PG. 118

CL 15' UTILITY EASEMENT
M.B. 16/ PG. 118

A = 41°55'31"
R = 256.75'
L = 187.93'

50' SETBACK

59.59'

A = 16°10'40"
R = 921.92'
L = 260.16'

10 | 9 | 8 | 7

SHELBY COUNTY
JEFFERSON COUNTY

HEATHERWOOD - 8th SECTOR
PHASE 1
M.B. 16/PG. 118

HEATHERWOOD - 8th SECTOR
PHASE 2
M.B. 19/PG. 158

LOT 21

HEATHERWOOD GOLF COURSE

13 GREEN NO. 13

SPYGLASS LN.
(M.B. 18 / PG. 130)

REBAR

IRON

5040302010 0 50 100 150
GRAPHIC SCALE - 1" = 50'

SOURCES OF INFORMATION:

HEATHERWOOD 9TH SEC. - PHASE 2 (AMENDED RECORD MAP)
AS RECORDED IN MAP BOOK 19 - PAGE 158

HEATHERWOOD 8TH SEC. - PHASE 1
AS RECORDED IN MAPBOOK 16 - PAGE 118

COSHATT EST. BY THE CAHABA
AS RECORDED IN MAPBOOK 109 - PAGE 70
JEFFERSON COUNTY

OPEN CIRCLE DENOTES IRON PIN SET WITH
PLASTIC CAP MARKED: PARAGON CA 0082 LS.

FIELD TRAVERSE CLOSURE > 1/10,000

NOTE: ALL EASEMENTS SHOWN ON THIS PLAT ARE FOR PUBLIC UTILITIES, SANITARY SEWERS, STORM SEWERS, STORM DITCHES, AND MAY BE USED FOR SUCH PURPOSES TO SERVE PROPERTY BOTH WITHIN AND WITHOUT THIS SUBDIVISION.

NOTE:
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 onsite sewage treatment system that restrict the use of the lots or obligate owners to special maintenance and reporting requirements. These conditions are on file with the said health department, and are made part of this plat as if set out hereon.

HOOVER

Site

VICINITY MAP

N.T.S.

TECHNICAL AMENDMENT #1:
The purpose of this amendment is to correct certain dimensions on Lot 1 that were incorrectly reflected on the original plat.

APPROVED BY: _____ DATE _____
CHAIRMAN, PLANNING AND ZONING COMMISSION, CITY OF HOOVER

APPROVED BY: _____ DATE _____
CITY ENGINEER, HOOVER

APPROVED BY: _____ DATE _____
CITY CLERK, HOOVER

STATE OF ALABAMA)
SHELBY COUNTY)

The undersigned, Charles A. Williams, a Registered Land Surveyor in the State of Alabama, and Thomas G. Howard, General Manager - Southeast, for USS Real Estate, A Division of United States Steel Corporation, Owner, hereby certify that this plat or map were made pursuant to a survey made by said surveyor and that said survey and this plat or map were made at the instance of said Owner; that this plat or map is a true and correct map of land shown therein and known or to be known as HEATHERWOOD 8TH SECTOR - PHASE 2 showing the subdivision into which it is proposed to divide said lands, giving the length and angles of the boundaries of each lot and its number, showing the streets, alleys and public grounds, giving the length, width and name of each street, as well as the number of each lot and block, 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 designated by small open circles on said plat or map.

Said Owner also certifies that it is the owner of said lands and the same are not subject to any mortgage.

Said Surveyor further certifies that all parts of this survey and drawing have been prepared in accordance with the current requirements for the Standards of the Practice of Land Surveying in the State of Alabama.

PARAGON ENGINEERING, INC.
an Alabama Corporation

By: _____
Charles A. Williams, P.L.S.
Alabama Reg. #14564

USS Real Estate,
a Division of United States Steel Corp.

By: _____
Thomas G. Howard
General Manager - Southeast

STATE OF ALABAMA
REGISTERED
PROFESSIONAL
No. 14564
LAND SURVEYOR
CHARLES A. WILLIAMS

State of Alabama)
Shelby County)

I, Sheila W. Flurry, as Notary Public in and for said County and State, do hereby certify that Charles A. Williams, whose name is signed to the foregoing certificate as Land Surveyor, who is known to me, acknowledged before me, on this date, that being informed of the contents of said certificate, he executed same voluntarily and with full authority therefore.

Given under my hand and seal this 2nd day of Oct, 2006.

My Commission expires: January. 8, 2007 By: _____
Sheila W. Flurry

State of Alabama)
Shelby County)

I, MaryAnn H McCraw, as Notary Public in and for said County and State, do hereby certify that Thomas G. Howard, General Manager - Southeast, USS Real Estate, a Division of United States Steel Corporation, whose name is signed to the foregoing certificate as owner of Heatherwood 8th Sector - Phase 2, who is known to me, acknowledged before me, on this date, that being duly informed of the contents of said certificate, he executed same voluntarily and with full authority therefore.

Given under my hand and seal this 2nd day of October, 2006.

My Commission expires: 3/14, 2010 By: _____
Notary Public

MARY ANN H. MCCRAW
Notary Public
STATE OF ALABAMA

CITY OF HOOVER:

APPROVED BY: _____ DATE 11-16-06
CHAIRMAN, PLANNING AND ZONING COMMISSION, CITY OF HOOVER

APPROVED BY: _____ DATE 12-4-06
CITY ENGINEER, HOOVER

APPROVED BY: _____ DATE 11-21-06
CITY CLERK, HOOVER

SHELBY COUNTY HEALTH DEPT.:

BY: _____ DATE: 11-27-06
SHELBY COUNTY HEALTH DEPT.

FOR RECORDING PURPOSES ONLY see note

THE PURPOSE OF THIS SUBDIVISION IS TO PROVIDE LOTS FOR RESIDENTIAL DEVELOPMENT

HEATHERWOOD
8th SECTOR - PHASE 2

Situated in: The NW¼ of the SW¼ of
Sec. 9, Twp. 19 So., Rng. 2 West
City of Hoover, Shelby County, Alabama.

FOR:
USS Real Estate
6200 E.J. Oliver Blvd.
P.O.Box 599, Suite 183-C
Fairfield, Alabama 35064

PARAGON ENGINEERING, INC.
SUITE 175
2320 HIGHLAND AVENUE SOUTH
BIRMINGHAM, ALABAMA 35205
(205) 939-1119

J# HW0140.01 file: HW8-2 Final Record Plat.dgn

20061207000566790 1/1 $23.00
Shelby County, AL 12/07/2006 08:08:11AM
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