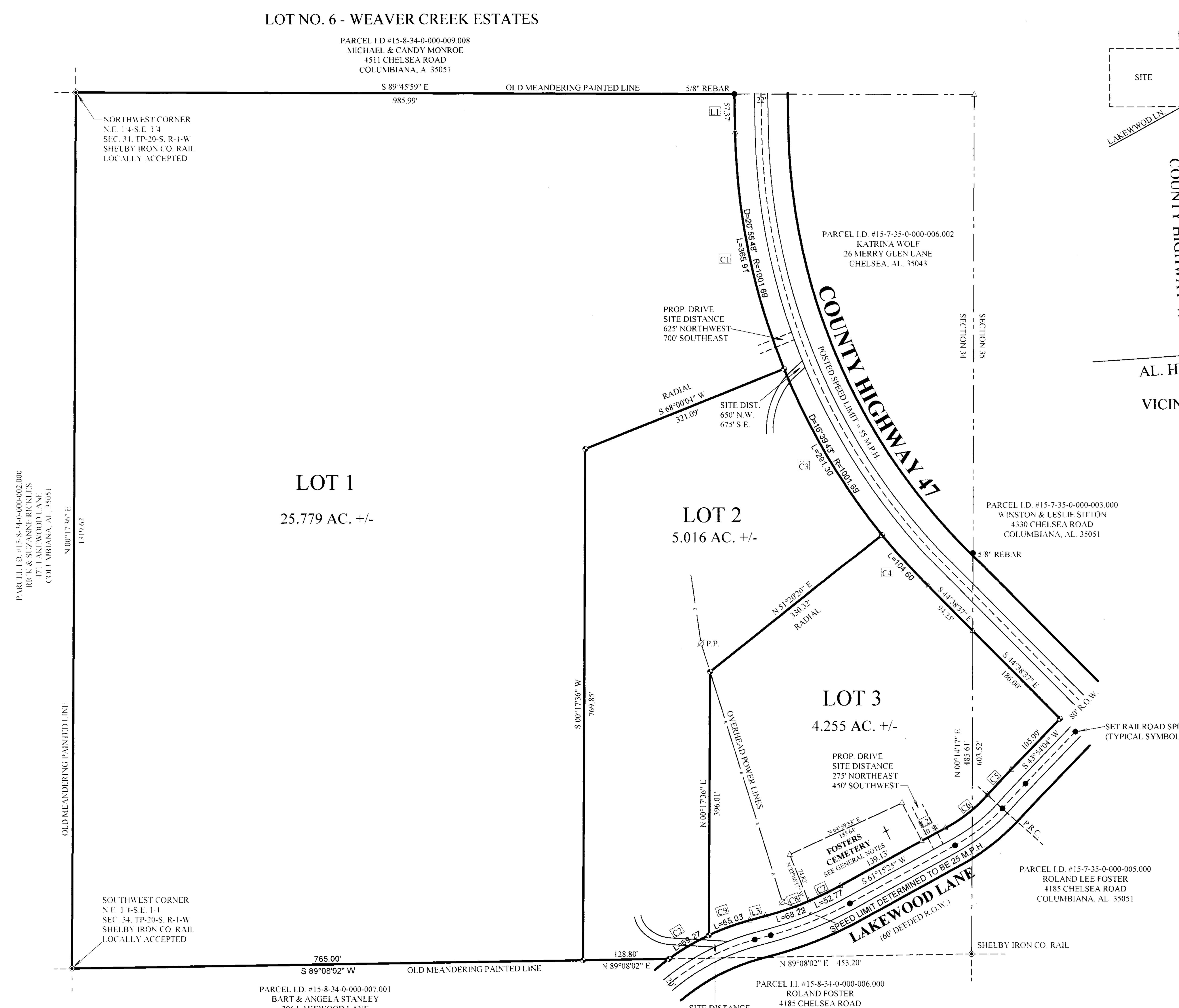
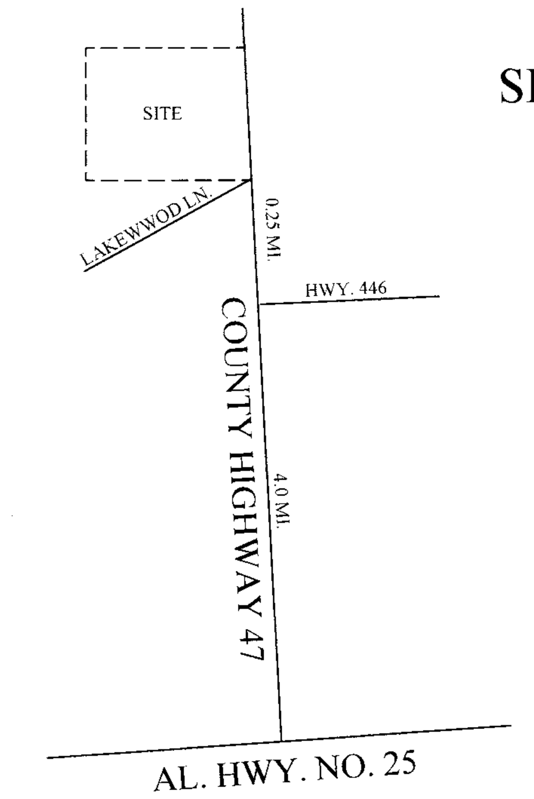
Map Book 43 Page 110

DEVANY'S LAKEWOOD ESTATES

A RESIDENTIAL SUBDIVISION

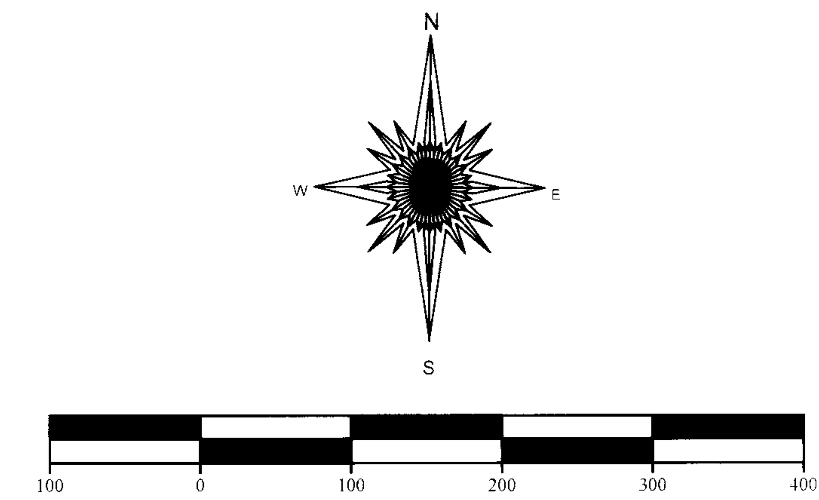
SITUATED IN THE N.E. 1/4 OF THE S.E. 1/4 OF SECTION 34, TP-20-S, R-1-W AND ALSO IN THE N.W. 1/4 OF THE S.W. 1/4 OF SECTION 35, TP-20-S, R-1-W
SHELBY COUNTY, ALABAMA





VICINITY MAP

N.T.S.



GRAPHIC SCALE
SCALE - 1"=100'

STATE OF ALABAMA:
SHELBY COUNTY:

THE UNDERSIGNED, BRAD S. LUCAS, REGISTERED LAND SURVEYOR, STATE OF ALABAMA, AND THOMAS J. DEVANY AND LORAINE M. DEVANY, OWNERS HEREBY CERTIFY THAT THIS PLAT OR MAP WAS MADE PURSUANT TO A SURVEY BY SAID SURVEYOR AND THAT SAID SURVEY AND THIS PLAT OR MAP WERE MADE AT THE INSITANCE OF SAID OWNERS; THAT THIS PLAT OR MAP IS A TRUE AND CORRECT MAP OF LANDS SHOWN THEREIN AND TO BE FURTHER KNOWN AS DEVANY'S LAKEWOOD ESTATES SHOWING THE SUBDIVISIONS INTO WHICH IT IS PROPOSED TO DIVIDE SAID LANDS. GIVING THE LENGHTS AND BEARINGS OF THE BOUNDARIES OF EACH LOT AND ITS NUMBER, SHOWING THE STREETS, ALLEYS AND PUBLIC GROUNDS, GIVING THE BEARINGS, LENGHT, 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 OWNERS ALSO CERTIFY THAT SAID LANDS ARE NOT SUBJECT TO ANY MORTGAGE(S)

Thomas J. Devany Jr. 09/12/2013 — THOMAS J. DEVANY, JR. (OWNER) DATE:
Loraine M. Devany 09-12-2013 — LORAINE M. DEVANY (OWNER) DATE:
[signature] 9-12-13 — BRAD S. LUCAS, PROFESSIONAL LAND SURVEYOR DATE:

STATE OF ALABAMA:
SHELBY COUNTY:

I, DAVID WALTER ROBINSON AS NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT THOMAS J. DEVANY, JR. AND LORAINE M. DEVANY WHOSE NAMES IS SIGNED TO THE FOREGOING CERTIFICATE AS OWNERS, ALL OF WHOM ARE KNOWN BY ME, ACKNOWLEDGED BEFORE ME ON THIS DATE, THAT AFTER BEING DULY INFORMED OF THE CONTENTS OF SAID CERTIFICATE, THEY EXECUTED THE SAME VOLUNTARILY AS SUCH INDIVIDUALS WITH FULL AUTHORITY THEREOF.

GIVEN UNDER MY HAND AND SEAL ON THIS THE 12 DAY OF ~~JUNE~~ SEPTEMBER 2013.

David Walter Robinson — NOTARY PUBLIC
JULY 26, 2016 — MY COMMISSION EXPIRES:

STATE OF ALABAMA:
SHELBY COUNTY:

I, R.P. CRIGLER JR AS NOTARY PUBLIC IN AND FOR SIAD COUNTY AND STATE DO HEREBY CERTIFY THAT BRAD S. LUCAS WHOSE NAME IS SIGNED TO THE FOREGOING CERTIFICATE AS PROFESSIONAL LAND SURVEYOR, IS KNOWN BY ME, ACKNOWLEDGED BEFORE ME ON THIS DATE. THAT AFTER BEING DULY INFORMED OF THE CONTENTS OF SAID CERTIFICATE, THAT HE EXECUTED THE SAME WITH FULL AUTHORITY TEREOF.

GIVEN UNDER MY HAND AND SEAL ON THIS THE 12TH DAY OF ~~JUNE~~ SEPTEMBER 2013

[signature] — NOTARY PUBLIC
07/7/2016 — MY COMMISSION EXPIRES:

David Hunke 09-19-2013
SHELBY COUNTY PLANNING COMMISSION DATE:

[signature] 9/18/2013
SHELBY COUNTY ENGINEER DATE:

W 7 Banks 9/13/13
SHELBY COUNTY HEALTH DEPT. DATE:
(FOR RECORDING PURPOSES ONLY)

NO PRIMARY FIRE COVERAGE

LOCAL FIRE CHIEF DATE:

PREPARED BY
BRAD S. LUCAS, P.L.S.
ALABAMA LICENSE NO. 23005
P.O. BOX 342
JEMISON, AL. 35085
PHONE 205-475-8356
email-bradslucaslandsurveyor@gmail.com
SURVEYED: JUNE, 2013

OWNERS
THOMAS J. JR. & LORAINE M. DEVANY
126 LAKEWOOD LANE
COLUMBIANA. AL. 35051
PHONE 205-994-4682

CURVES

Id	Delta	Radius	Arc Length	Chord	Ch Bear
C1	20°55'48"	1001.69'	365.91'	363.88'	S 11°32'02" E
C2	10°46'53"	368.12'	69.27'	69.17'	N 59°20'18" E
C3	16°39'43"	1001.69'	291.30'	290.27'	N 30°19'48" W
C4	05°58'58"	1001.69'	104.60'	104.55'	S 41°39'09" E
C5	01°42'42"	1728.48'	51.64'	51.64'	S 43°02'43" W
C6	18°38'52"	250.12'	81.41'	81.05'	S 51°30'49" W
C7	05°55'10"	510.76'	52.77'	52.75'	S 64°14'19" W
C8	07°39'10"	510.76'	68.22'	68.17'	S 71°01'29" W
C9	10°07'19"	368.12'	65.03'	64.95'	S 69°47'24" W

LINES

Id	Bearing	Distance
L1	S 01°04'08" E	57.37'
L2	S 61°15'25" W	40.31'
L3	N 74°51'04" E	24.81'

DESCRIPTION

All that part of the N.E. 1/4 of the S.E. 1/4 of Section 34, Township 20 South, Range 1 West lying south and west of County Highway No. 47 and north of Lakewood Lane. Also all that part of the N.W. 1/4 of the S.W. 1/4 of Section 35, Township 20 South, Range 1 West lying south and west of County Highway No. 47 and north of Lakewood Lane. Containing 35.05 acres, more or less.

GENERAL NOTES:

1- ALL EASEMENTS ON THIS MAP OR PLAT ARE FOR PUBLIC UTILITIES, SANITARY SERWERS, STORM SEWERS STORM DITCHES, AND MAY BE USED FOR SUCH PURPOSES TO SERVE THE PROPERTY BOTH WITHIN AND WITHOUT THE SUBDIVISION. SHELBY COUNTY IS NOT RESPONSIBLE FOR THE MAINTENANCE OF ANY EASEMENTS SHOWN ON THIS PLAT OUTSIDE OF PUBLIC RIGHT-OF-WAY.
2- CONTRACTOR AND/OR DEVELOPER ARE RESPONSIBLE FOR PROVIDING BUILDING SITES FREE OF DRAINAGE PROBLEMS.
3- NO FURTHER SUBDIVISION OF ANY PARCEL SHOWN HEREON SHALL BE ALLOWED WITHOUT THE PRIOR WRITTEN APPROVAL OF THE SHELBY COUNTY PLANNING COMMISSION.
4- DRIVEWAYS WILL BE RESTRICTED TO THE LOCATIONS AS SHOWN UPON THIS PLAT. DRIVEWAY ACCESS PERMIT REQUIRED PRIOR TO INSTALLATION OF DRIVEWAY(S). CONTACT THE SHELBY COUNTY HIGHWAY DEPARTMENT AT 669-3880 TO OBTAIN ACCESS PERMIT.
5- SHELBY COUNTY HIGHWAY DEPARTMENT RECORDS INDICATE THIS ENTIRE PROPERTY IS LOCATED WITHIN FLOOD ZONE "X" AS SHOWN ON THE LATEST FEDERAL INSURANCE RATE MAP, PANEL NO. 01117C0430E, AND DATED FEB. 26, 2013.
6- MAINTENANCE OF DETENTION PONDS AND ALL ASSOCIATED STRUCTURES AND APPURTENANCES ARE THE RESPONSIBILTY OF THE HOMEOWNERS ASSOC.
7- ANY CONSTRUCTION OR ENCROACHMENTS IN A DESIGNATED FLOOD PLAIN MUST COMPLY WITH THE SHELBY COUNTY FLOOD DAMAGE PREVENTION ORDINANCE.
8- NO ENCROACHMENTS, INCLUDING STRUCTURES OR FILL MATERIALS SHALL BE PLACED WITHIN A DESIGNATED FLOOD PLAIN UNLESS AND UNTIL A FLOOD PLAIN DEVELOPMENT PERMIT HAS BEEN SUBMITTED AND APPROVED BY THE COUNTY ENGINEER. ALL DEVELOPMENT WITHIN A DESIGNATED FLOOD PLAIN MUST COMPLY WITH THE SHELBY COUNTY FLOOD DAMAGE PREVENTION ORDINANCE.
9- SHELBY IS NOT NOW, NOR WILL BE IN THE FURURE, RESPONIBLE FOR THE MAINTENANCE OF PRIVATE ROADS OR ESEMENTS AS SHOWN UPON THIS PLAT.
10- THIS MAP OR PLAT IS A RESURVEY OF AN ORIGINAL SURVEY AS MADE BY H. JOE MULLINS, P.L.S. #12709, SURVEYOR FOR GULF STATES PAPER CORPORATION AND DATED APRIL, 1989. OTHER SOURCES OF REFERENCE INCLUDE A SURVEY BY AMOS CORY, P.L.S. #10550 AND DATED AUGUST 11, 1992 - BOOK 236, PAGES 742-743 - INSTRUMENT #1992-25960.
11- FOSTER CEMETERY AS SHOWN UPON THIS PLAT IS AS PER A PREVIOUS SURVEY BY H. JOE MULLINS OF GULF STATES PAPER CORPORATION AND SHOWING SAID BOUNDARIES TO BE LOCATED BY PRESCRIPTION ONLY. (NO DEED OF RECORD FOUND).
12- THIS SURVEY WAS EXECUTED WITHOUT THE BENEFIT OF A COMPREHENSIVE TITLE SEARCH.
13- RAILROAD SPIKES HAVE BEEN INSTALLED AT THE P.C., P.T. AND P.R.C.(S) ALONG THE CENTERLINE OF LAKEWOOD LANE. THESE POINTS ARE TO BE USED AS REFERENCE POINTS TO CORNERS PERPENDICULAR TO SAID SURVEYED CENTERLINE. LAKEWOOD LANE HAS A 60' BLANKET RIGHT-OF-WAY EASEMENT.
14- PROPERTY IS CURRENTLY UNZONED.
15- ALL SMALL TRIANGLES INDICATES A REFERENCE POINT.
16- SHELBY COUNTY WATER SERVICE IS NOT AVAILABLE AT THIS LOCATION.
17- SITE DISTANCES MEASURED AT 14.5' FROM PAVEMENTS EDGE AND 3.5' IN HEIGHT TO A POINT MEASUING 3.5' IN HIGHT IN BOTH DIRECTIONS.

I, BRAD S. LUCAS, A PROFESSIONAL LAND SURVEYOR IN THE STATE OF ALABAMA HEREBY STATE THAT THIS IS A TRUE AND CORRECT BOUNDARY SURVEY AS MADE BY ME AND THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMAENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

FOR OFFICIAL COUNTY USE ONLY

S13-26

20130920000379810 1/1 $26.00
Shelby Cnty Judge of Probate, AL
09/20/2013 08:05:56 AM FILED/CERT