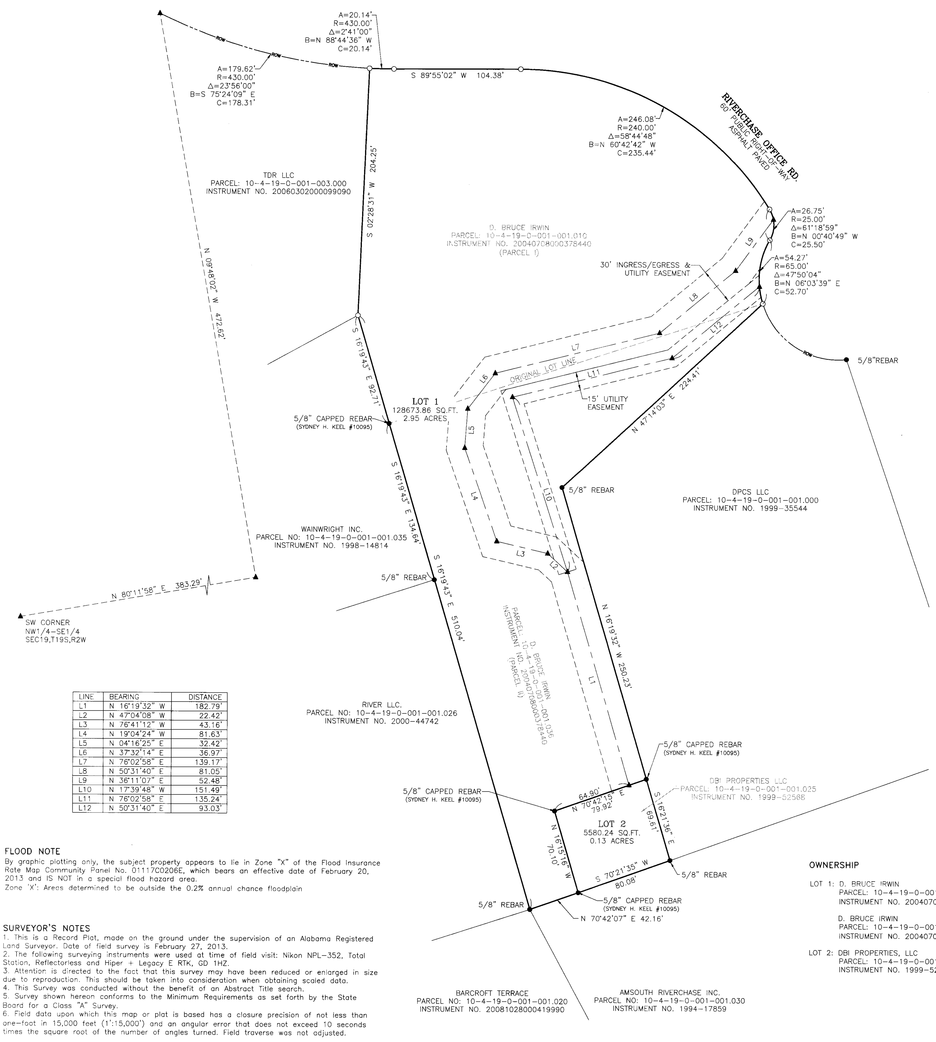
Map Book 43 Page 122

Shelby Cnty Judge of Probate, AL
11/05/2013 08:04:24 AM $1180.00 PT



LINE	BEARING	DISTANCE
L1	N 16°19'32" W	182.79'
L2	N 47°04'08" W	22.42'
L3	N 76°41'12" W	43.16'
L4	N 19°04'24" W	81.63'
L5	N 04°16'25" E	32.42'
L6	N 37°32'14" E	36.97'
L7	N 76°02'58" E	139.17'
L8	N 50°31'40" E	81.05'
L9	N 36°11'07" E	52.48'
L10	N 17°39'48" W	151.49'
L11	N 76°02'58" E	135.24'
L12	N 50°31'40" E	93.03'

FLOOD NOTE

By graphic plotting only, the subject property appears to lie in Zone "X" of the Flood Insurance Rate Map Community Panel No. 0111700206E, which bears an effective date of February 20, 2013 and IS NOT in a special flood hazard area.
Zone 'X': Areas determined to be outside the 0.2% annual chance floodplain

SURVEYOR'S NOTES

1. This is a Record Plat, made on the ground under the supervision of an Alabama Registered Land Surveyor. Date of field survey is February 27, 2013.
2. The following surveying instruments were used at time of field visit: Nikon NPL-352, Total Station, Reflectorless and Hiper + Legacy E RTK, GD 1HZ.
3. Attention is directed to the fact that this survey may have been reduced or enlarged in size due to reproduction. This should be taken into consideration when obtaining scaled data.
4. This Survey was conducted without the benefit of an Abstract Title search.
5. Survey shown hereon conforms to the Minimum Requirements as set forth by the State Board for a Class "A" Survey.
6. Field data upon which this map or plat is based has a closure precision of not less than one-foot in 15,000 feet (1':15,000') and an angular error that does not exceed 10 seconds times the square root of the number of angles turned. Field traverse was not adjusted.

OWNERSHIP

LOT 1: D. BRUCE IRWIN
PARCEL: 10-4-19-0-001-001.010
INSTRUMENT NO. 20040708000378440 (PARCEL 1)

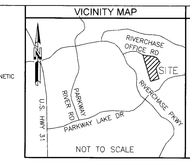
D. BRUCE IRWIN
PARCEL: 10-4-19-0-001-001.036
INSTRUMENT NO. 20040708000378440 (PARCEL 2)

LOT 2: DBI PROPERTIES, LLC
PARCEL: 10-4-19-0-001-001.025
INSTRUMENT NO. 1999-52568

ALABAMA WEST GRID - NORTH

GRID TO TRUE NORTH CONVERGENCE 0°23'
TRUE NORTH TO MAGNETIC DECLINATION 3°01' W
GPS SCALE FACTOR 0.99997946

VICINITY MAP



NOT TO SCALE

LEGEND

- ○ = 5/8" CAPPED REBAR SET (CA-627-LS)
- ● = FOUND PROPERTY MARKER
- ▲ = CALCULATED POINT
- = RIGHT-OF-WAY
- = EASEMENT
- = CENTERLINE

0 40' 80' 120'
SCALE: 1" = 40'

IRWIN'S SUBDIVISION

LOCATED IN THE SE 1/4 OF SECTION 19, TOWNSHIP 19 SOUTH, RANGE 2 WEST, IN THE CITY OF HOOVER, SHELBY COUNTY, ALABAMA

STATE OF ALABAMA
COUNTY OF SHELBY

THE UNDERSIGNED, WILLIAM H. SOMMERVILLE, III, A REGISTERED LAND SURVEYOR NO. 19753, STATE OF ALABAMA, D. BRUCE IRWIN AND DBI PROPERTIES, LLC AS OWNERS 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 WERE MADE AT THE INSTANCE OF SAID OWNERS; THAT THIS PLAT OR MAP IS A TRUE AND CORRECT PLAT OR MAP OF LANDS SHOWN THEREIN AND KNOWN OR TO BE KNOWN AS "IRWIN'S SUBDIVISION" 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 RELATIONS 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.

WILLIAM H. SOMMERVILLE, II
ALABAMA REG. NO. 19753

8-13-2013
DATED

ALABAMA LICENSED No. 19753 PROFESSIONAL LAND SURVEYOR

D. Bruce Irwin, MD
D. BRUCE IRWIN, and
PRESIDENT,
DBI PROPERTIES LLC

8/20/2013
DATED

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that William H. Sommerville, III, whose name is signed to the foregoing certificate as surveyor and who is known to me, acknowledged before me on this date, that after having been duly informed of the contents of said certificate, he/she executed same voluntarily as such individual with full authority thereof.

GIVEN UNDER MY HAND AND SEAL, this the 13th day of August, 2013.

NOTARY PUBLIC: Mayfrane Yelverde MY COMMISSION EXPIRES: 02/15/14

STATE OF ALABAMA
Shelby COUNTY

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that D. Bruce Irwin whose name is signed to the foregoing certificate as OWNER and as President of DBI PROPERTIES LLC and who is known to me, acknowledged before me on this date, that after having been duly informed of the contents of said certificate, he/she executed same voluntarily as such individual and in his/her capacity as such President and with full authority thereof.

GIVEN UNDER MY HAND AND SEAL, this the 20th day of August, 2013.

NOTARY PUBLIC: Bonnie L. Stevens MY COMMISSION EXPIRES: 2/15/14

APPROVED BY: Margie Handley
CLERK, CITY OF HOOVER
10-25-13
DATED

APPROVED BY: [illegible]
ENGINEER, CITY OF HOOVER
10-17-13
DATED

APPROVED BY: Michael Wood
CHAIRMAN OF PLANNING COMMISSION
CITY OF HOOVER
10-24-13
DATED

IRWIN'S SUBDIVISION
LOCATED IN THE SE1/4 OF SECTION 19, TOWNSHIP 19 SOUTH, RANGE 2 WEST, HOOVER, ALABAMA

PROJECT NO. 08-0116.1

DRAWN BY: TAS
CHECKED BY: AJK
DATE: 08/13/13
APPROVED BY: WHS
SCALE: 1"=40'
DATE: 08/13/13
SHEET 1 OF 1

RECORD PLAT

FOR:
CROWN CASTLE
140 CARAHER DRIVE, SUITE 100
BIRMINGHAM, ALABAMA 35244

SMW Engineering Group, Inc.
158 Business Center Drive
Birmingham, Alabama 35244
Phone: (205) 982-8565
www.smweng.com