Map Book 53 Page 49A

20201102000493700 1/4 $106.00
Shelby Cnty Judge of Probate, AL
11/02/2020 10:27:16 AM FILED/CERT

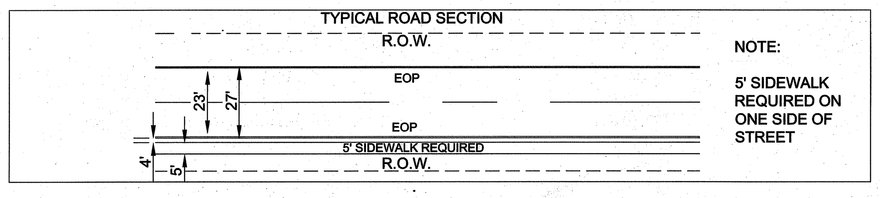
A SINGLE FAMILY RESIDENTIAL SUBDIVISION

PINE MOUNTAIN 3rd SECTOR , PHASE ONE
AN EDDLEMAN COMMUNITY

SITUATED IN THE NORTHEAST 1/4 OF SECTION 19,
THE WEST 1/2 OF SECTION 20, AND THE NORTHWEST 1/4 OF SECTION 29
TOWNSHIP 19 SOUTH, RANGE 1 EAST
SHELBY COUNTY, ALABAMA

THE PURPOSE OF THIS SURVEY IS TO SUBDIVIDE 58.59 ACRES INTO 38 LOTS AND ROAD RIGHT OF WAY TO BE DEDICATED TO THE CITY OF WESTOVER.

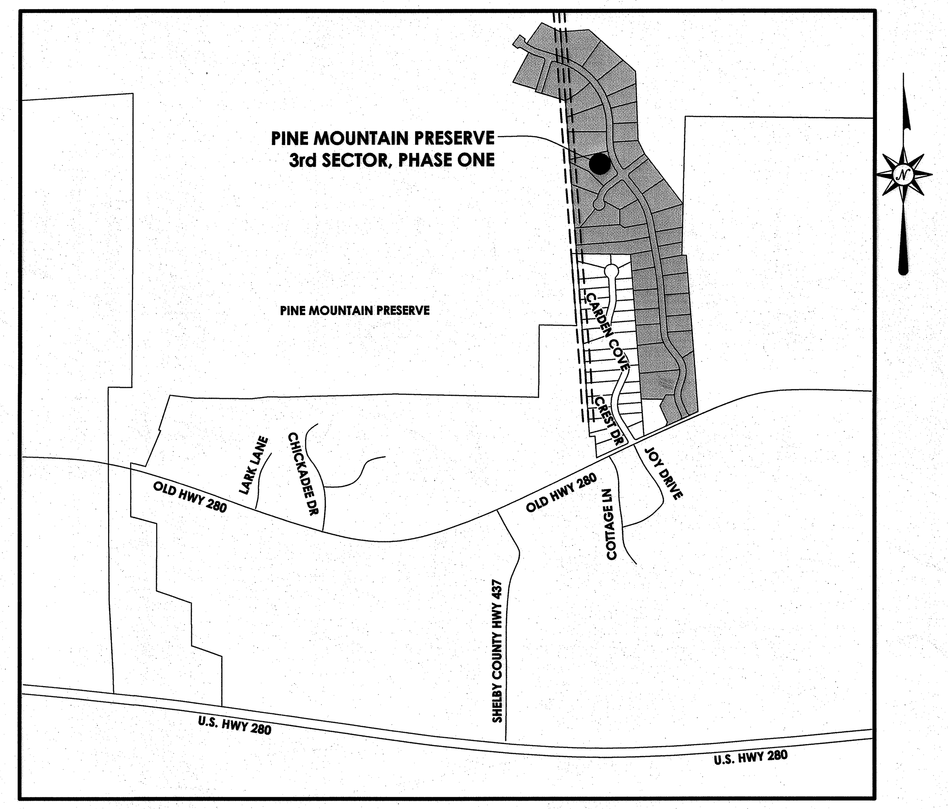
TYPICAL ROAD SECTION



NOTE:

5' SIDEWALK REQUIRED ON ONE SIDE OF STREET

OWNER/ CONTRACTOR SHALL REFER TO THE APPROVED PRELIMINARY PLAT PLATS FOR SIDEWALK LOCATIONS.



SITE VICINITY MAP
N.T.S.

ZONING
PLANNED UNIT DEVELOPMENT OVERLAY DISTRICT
CIT OF WESTOVER, ALABAMA

SETBACKS:
FRONT: 25'
SIDE: 5'
REAR: 15'

NOTES:

1. REFER TO THE SUBDIVISION COVENANTS AND RESTRICTIONS FOR BUILDING SETBACKS AND LOT RESTRICTIONS NOT SHOWN ON THE PLAT.
2. NO TITLE SEARCH OF THE PUBLIC RECORDS HAS BEEN PERFORMED BY THIS FIRM AND LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENTS AND OR RIGHTS OF WAYS, RECORDED OR UNRECORDED. THE LOTS SHOWN HEREON ARE SUBJECT TO SETBACKS, EASEMENTS, AND ZONING AND BUILDING CODE ORDINANCES OF THE GOVERNING AUTHORITY.
3. ALL EASEMENTS ON THIS MAP ARE FOR PUBLIC UTILITIES, SANITARY SEWERS, STORM SEWERS, STORM DITCHES AND MAY BE USED FOR SUCH PURPOSES TO SERVE THE LOTS BOTH WITHIN AND OUTSIDE THE SUBDIVISION. THE CITY OF CHELSEA IS NOT RESPONSIBLE FOR THE MAINTENANCE OF ANY EASEMENTS SHOWN ON THIS PLAT OUTSIDE THE PUBLIC RIGHT OF WAY.
4. THE CONTRACTOR AND/OR DEVELOPER ARE RESPONSIBLE FOR PROVIDING BUILDING SITES FREE OF DRAINAGE PROBLEMS.
5. THE BUILDER IS RESPONSIBLE FOR THE DRAINAGE ON EACH LOT AND AROUND ALL BUILDINGS
6. THE OWNER/BUILDER SHALL USE APPROPRIATE METHODS INCLUDING PIPES, UNDERDRAINS, DITCHES, SWALES, GRADING OR OTHER METHODS TO PROVIDE A BUILDING SITE FREE OF SURFACE OR SUBSURFACE DRAINAGE PROBLEMS WITHOUT ADVERSELY AFFECTING ADJACENT LOTS.
7. NO FURTHER SUBDIVISION OF ANY PARCEL SHOWN HEREON SHALL BE ALLOWED WITHOUT THE PRIOR APPROVAL OF THE CITY OFWESTOVER PLANNING COMMISSION.
8. NO FENCING, AUXILIARY STRUCTURES, LANDSCAPING OR CHANGES IN TOPOGRAPHY WHICH ALTERS THE FLOW OF STORMWATER OR ADVERSELY EFFECTS ANY PROPERTY SHALL BE PERMITTED.
9. NO PERMANENT STRUCTURES SHALL BE CONSTRUCTED IN ANY EASEMENT.
10. NO BUILDING SHALL HAVE A FINISHED FLOOR ELEVATION LESS THAN TWO (2) FEET ABOVE TOP OF ANY ADJACENT STORM SEWER WITHOUT ENGINEER'S APPROVAL.
11. ALL STREET RIGHT OF WAYS SHOWN ARE DEDICATED TO THE CITY OF WESTOVER BY THIS PLAT.

STATE OF ALABAMA
COUNTY OF SHELBY

THE UNDERSIGNED, JEFF D. ARRINGTON, A REGISTERED LAND SURVEYOR, STATE OF ALABAMA, AND PINE MOUNTAIN PRESERVE, LLLP 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 WERE MADE AT THE INSTANCE OF SAID OWNER; THAT THIS PLAT OR MAP IS A TRUE AND CORRECT MAP OF LANDS SHOWN THEREIN AND KNOWN AS "**PINE MOUNTAIN PRESERVE 3RD SECTOR PHASE ONE**" SHOWING THE SUBDIVISIONS 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 SHOWING THE RELATION OF THE LANDS TO THE SURVEY OF CARDEN CREST AS RECORDED IN THE PROBATE OFFICE OF SHELBY COUNTY IN MAP BOOK 35 PAGE 64; 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 THAT THE SAME IS SUBJECT TO A MORTGAGE HELD BY BRYANT BANK.

I HEREBY STATE 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.

SURVEYOR: _____ DATE: 10-2-2020
JEFF D. ARRINGTON
ALABAMA LIC. NO:18664

OWNER: PINE MOUNTAIN PRESERVE LLLP
BY: _____
DOUGLAS D EDDLEMAN
ITS: **PRESIDENT** **DATE:** 10/14/2020

MORTGAGEE: BRYANT BANK
BY: _____
ITS: EVP DATE: 10/27/20

STATE OF ALABAMA
COUNTY OF SHELBY

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY THAT JEFF D. ARRINGTON, WHOSE NAME IS SIGNED TO THE FOREGOING CERTIFICATE AS SURVEYOR, AND WHO IS KNOWN TO ME, ACKNOWLEDGE BEFORE ME ON THIS DATE THAT BEING DULY INFORMED OF THE CONTENTS OF SAID CERTIFICATE, HE EXECUTED THE SAME VOLUNTARILY, FOR AND AS THE ACT OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL THIS 22nd DAY OF October 2020

NOTARY PUBLIC 05-11-2022 MY COMMISSION EXPIRES

STATE OF ALABAMA
COUNTY OF Jefferson

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY THAT DOUGLAS EDDLEMAN, WHOSE NAME AS SIGNED TO THE FOREGOING CERTIFICATE AS OWNER AND WHO IS KNOWN TO ME, ACKNOWLEDGE BEFORE ME ON THIS DATE THAT BEING DULY INFORMED OF THE CONTENTS OF SAID CERTIFICATE, HE EXECUTED THE SAME VOLUNTARILY, FOR AND AS THE ACT OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL THIS 14th DAY OF October 2020

NOTARY PUBLIC 6-2-2023 MY COMMISSION EXPIRES

STATE OF ALABAMA
COUNTY OF Jefferson

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY THAT Randall Jordan, WHOSE NAME AS SIGNED TO THE FOREGOING CERTIFICATE AS EVP, OF BRYANT BANK, AND WHO IS KNOWN TO ME, ACKNOWLEDGE BEFORE ME ON THIS DATE THAT BEING DULY INFORMED OF THE CONTENTS OF SAID CERTIFICATE, HE EXECUTED THE SAME VOLUNTARILY, FOR AND AS THE ACT OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL THIS 27th DAY OF Oct, 2020

NOTARY PUBLIC 4-19-2021 MY COMMISSION EXPIRES

CURVE AND LINE TABLES

CURVE TABLE				
CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	230.00'	16.25'	N 35°05'20" W	16.25'
C2	220.00'	126.03'	N 20°42'06" W	124.32'
C3	2030.00'	110.21'	N 05°50'41" W	110.19'
C4	2030.00'	92.97'	N 08°42'43" W	92.96'
C5	680.00'	83.95'	N 13°33'59" W	83.90'
C6	680.00'	203.06'	N 25°39'06" W	202.30'
C7	680.00'	44.63'	N 36°05'14" W	44.63'
C8	25.00'	39.27'	N 07°01'56" E	35.36'
C9	25.00'	40.65'	N 81°23'00" W	36.32'
C10	470.00'	255.46'	N 19°13'39" W	252.33'
C11	470.00'	29.83'	N 01°50'17" W	29.82'
C12	680.00'	27.26'	N 01°10'06" W	27.26'
C13	680.00'	143.31'	N 08°21'16" W	143.04'
C14	680.00'	115.83'	N 19°16'19" W	115.69'
C15	680.00'	171.39'	N 31°22'21" W	170.94'
C16	680.00'	191.72'	N 46°40'13" W	191.09'
C17	680.00'	206.09	N 63°29'27" W	206.73'
C18	680.00'	7.42'	N 72°32'50" W	7.42'
C19	440.00'	139.01'	N 63°46'33" W	138.43'
C20	500.00'	94.81'	S 67°25'39" E	94.67'
C21	25.00'	39.27'	S 27°51'35" E	35.36'
C22	620.00'	341.97'	S 57°03'32" E	337.65'
C23	25.00'	39.27'	N 42°08'25" E	35.36'
C24	620.00'	237.93'	S 30°15'50" E	236.47'
C25	620.00'	208.31'	S 09°38'42" E	207.33'
C26	530.00'	113.47'	S 06°09'11" E	113.25'
C27	530.00'	214.06'	S 23°51'25" E	212.61'
C28	25.00'	38.16'	S 08°18'09" W	34.56'
C29	210.00'	25.28'	S 48°35'00" W	25.27'
C30	210.00'	91.44'	S 32°39'34" W	90.72'
C31	25.00'	20.32'	S 35°15'36" W	19.76'
C32	55.00'	104.78'	S 03°58'04" E	89.44'
C33	210.00'	30.09'	S 16°04'50" W	30.06'
C34	55.00'	157.41'	N 47°24'01" E	108.93'
C35	25.00'	20.32'	N 11°18'27" W	19.76'
C36	150.00'	104.87'	N 32°00'16" E	102.74'
C37	25.00'	39.27'	S 82°58'04" E	35.36'
C38	620.00'	61.61'	S 35°07'14" E	61.59'
C39	620.00'	240.76'	S 21°08'56" E	239.25'
C40	1970.00'	197.17'	S 07°09'24" E	197.09'
C41	280.00'	95.32'	S 14°02'33" E	94.84'
C42	170.00'	94.46'	S 21°11'40" E	93.25'
C43	280.00'	65.08'	S 30°27'16" E	64.94'
C44	25.00'	35.90'	S 16°54'28" W	32.89'
C45	230.00'	96.15'	S 12°15'28" E	95.45'
C46	24.93'	37.29'	N 66°54'55" W	33.91'
C47	170.00'	125.15'	N 03°08'41" W	122.34'
C48	230.00'	204.76'	N 07°33'35" W	198.07'
C49	170.00'	68.90'	S 06°20'05" W	68.43'
C50	230.00'	73.16'	S 08°49'55" W	72.84'
C51	200.00'	147.23'	S 03°08'41" E	143.93'
C52	200.00'	192.19'	S 09°35'03" E	184.88'
C53	250.00'	143.22'	S 20°42'05" E	141.27'
C54	2000.00'	200.18'	S 07°09'24" E	200.09'
C55	650.00'	317.01'	S 23°59'45" E	313.88'
C56	500.00'	331.16'	S 18°59'37" E	325.14'
C57	650.00'	826.34'	S 36°26'23" E	771.81'
C58	470.00'	148.49'	S 43°46'33" E	147.87'
C59	500.00'	63.15'	N 58°22'36" W	63.11'
C60	680.00'	8.88'	S 72°29'09" E	8.88'
C61	180.00'	125.84'	S 32°00'16" W	123.29'

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 89°02'32" E	41.20'
L2	S 72°51'35" E	46.35'
L3	S 72°51'35" E	49.95'
L4	S 00°01'11" E	47.73'
L5	N 04°13'24" W	26.30
L6	S 85°46'41" W	50.00
L7	S 11°58'35" W	2.82'
L8	N 11°58'35" E	2.82'
L9	N 55°41'17" W	49.96'
L10	S 04°17'22" E	8.48'
L11	N 23°55'33" E	38.97'
L12	N 27°36'38" E	45.28'
L13	S 17°08'25" W	21.67'
L14	S 37°58'04" E	30.40'
L15	N 13°55'46" W	172.43'
L16	S 03°19'42" E	301.97'
L17	S 03°11'03" E	204.84'
L18	S 03°11'03" E	152.49'
L19	S 86°26'38" W	13.50'
L20	S 33°30'41" E	154.32'
L21	N 55°38'59" W	73.93'
L22	S 30°55'40" E	152.28'
L23	N 79°58'33" E	157.86'
L24	S 10°01'27" E	110.37'
L25	N 79°58'33" E	157.86'
L26	N 79°58'33" E	157.81'
L27	N 21°28'55" W	130.47'
L28	S 46°17'16" E	99.41'
L29	N 08°15'23" E	95.48'
L30	S 60°56'02" W	151.65'
L31	S 60°56'02" W	198.60'
L32	S 00°23'29" E	61.74'
L33	N 40°00'54" E	109.47'
L34	N 71°56'43" E	57.71'
L35	S 76°20'52" E	148.83'
L36	S 76°20'52" E	110.90
L37	S 39°23'29" W	134.17'
L38	S 39°23'29" W	126.93'
L39	S 37°32'42" E	22.35'
L40	S 84°28'03" W	72.03'
L41	N 00°10'18" W	106.12'
L42	S 14°27'13" E	107.31'
L43	S 26°17'46" E	100.38'
L44	N 00°16'54" W	101.64'
L45	N 65°50'53" E	110.73'
L46	S 74°52'25" W	177.04'
L47	S 28°19'41" E	171.02'
L48	S 33°37'30" E	167.32'
L49	S 43°45'16" E	200.00'
L50	S 43°45'16" E	204.66'
L51	S 11°13'54" W	114.09'
L52	S 11°13'54" W	120.52'
L53	S 43°45'16" E	147.38'
L54	N 48°44'32" E	132.67'
L55	N 48°44'32" E	134.01'
L56	N 31°47'39" W	179.27'
L57	S 20°02'27" E	39.17'

APPROVED: _____ DATE: 10/2/20
CITY OF WESTOVER CITY ENGINEER

APPROVED: _____ DATE: 10/27/20
CITY OF WESTOVER, PLANNING AND ZONING COMMISSION

APPROVED: _____ DATE: 10/27/2020
CITY OF WESTOVER, CITY CLERK

APPROVED: _____ DATE: 10/27/2020
CITY OF WESTOVER , FIRE CHIEF

ACKNOWLEDGED BY: _____ DATE 10-26-2020

SHELBY COUNTY HEALTH DEPARTMENT (FOR RECORDING PURPOSES ONLY
THE LOTS ON THIS PLAT ARE SUBJECT TO APPROVAL OR DELETION BY THE SHELBY COUNTY LHD. NO REPRESENTATION IS MADE THAT ANY LOT ON THIS PLAT WILL ACCOMMODATE AN ONSITE SEWAGE SYSTEM (OSS). THE APPROPRIATENESS OF A LOT FOR WASTEWATER (SEWAGE) TREATMENT AND DISPOSAL SHALL BE DETERMINED WHEN AN APPLICATION IS SUBMITTED. IF PERMITTED, THE LOT APPROVAL MAY CONTAIN CERTAIN CONDITIONS WHICH RESTRICT THE USE OF THE LOT OR OBLIGATE OWNERS TO SPECIAL MAINTENANCE AND REPORTING REQUIREMENTS, AND THESE ARE ON FILE WITH THE SAID HEALTH DEPARTMENT AND ARE MADE A PART OF THIS PLAT AS IF SET OUT HERE ON.

ARRINGTON ENGINEERING
Civil Engineers - Surveyors - Land Planners
OFFICE: (205) 985-9315
Fax: (205) 985-9385
2032 Valleydale Road
Birmingham AL 35244

DRAWING TITLE
PINE MOUNTAIN PRESERVE
3rd SECTOR , PHASE ONE

LOCATION & DESCRIPTION
SITUATED IN THE NORTHEAST 1/4 OF SECTION 19,
THE WEST 1/2 OF SECTION 20, AND THE NORTHWEST 1/4 OF SECTION 29
TOWNSHIP 19 SOUTH, RANGE 1 EAST
SHELBY COUNTY, ALABAMA

STATE OF ALABAMA REGISTERED #18664 PROFESSIONAL LAND SURVEYOR JEFF D. ARRINGTON

DRAWN BY	DBA
CHECKED BY:	JDA
DATE:	9-24-2020
SCALE:	NA
PARTY CHIEF	JJ
PROJECT NO.:	75104
SHEET	1 OF 4

G:\AESUBDIVISIONS\EDDLEMAN\PRESERVE\001-SECTORS\SECTOR 3\75104 - 3-1 Record Map\DWG\75104-PMP 3-1 RM sheet.dwg

Map Book 53 Page 49B

20201102000453700 2/4 $185.00
Shelby Cnty Judge of Probate, AL
11/02/2020 10:27:16 AM FILED/CERT

A SINGLE FAMILY RESIDENTIAL SUBDIVISION

PINE MOUNTAIN 3rd SECTOR , PHASE ONE
AN EDDLEMAN COMMUNITY

SITUATED IN THE NORTHEAST 1/4 OF SECTION 19,
THE WEST 1/2 OF SECTION 20, AND THE NORTHWEST 1/4 OF SECTION 29
TOWNSHIP 19 SOUTH, RANGE 1 EAST
SHELBY COUNTY, ALABAMA

SURVEY CONTROL

THE BASIS OF BEARINGS AND OR COORDINATES SHOWN ON THIS SURVEY ARE BASED ON ALABAMA STATE PLANE WEST ZONE, GRID NORTH, NAD 83(2011) POSITION WAS OBTAINED FROM R.T.K OBSERVATION USING THE ALDOT CORS NETWORK AS CONTROL.

GRAPHIC SCALE

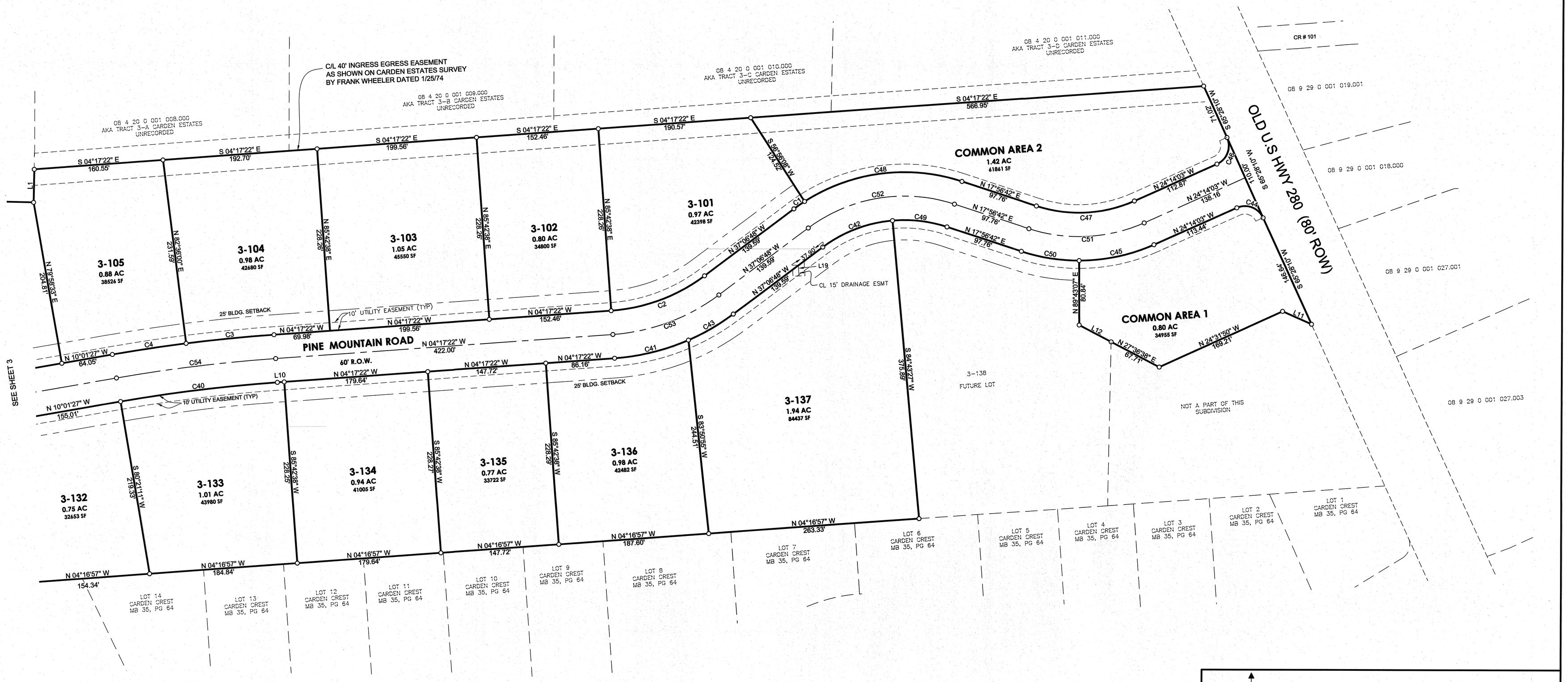
60 0 30 60 120 240

(IN FEET)
1 inch = 60 ft.

ZONING
PLANNED UNIT DEVELOPMENT
OVERLAY DISTRICT
CIT OF WESTOVER, ALABAMA

SETBACKS:
FRONT: 25'
SIDE: 5'
REAR: 15'

ALL LOTS ARE SUBJECT TO A 10' WIDE UTILITY EASEMENT RUNNING PARALLEL TO AND ABUTTING THE STREET RIGHT OF WAY. SAID EASEMENTS HAVE A 35 FOOT RADIUS AT ALL RIGHT OF WAY INTERSECTIONS.



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2032 Valleydale Road
Birmingham AL 35244

DRAWING TITLE	PINE MOUNTAIN PRESERVE 3rd SECTOR , PHASE ONE
LOCATION & DESCRIPTION	SITUATED IN THE NORTHEAST 1/4 OF SECTION 19, THE WEST 1/2 OF SECTION 20, AND THE NORTHWEST 1/4 OF SECTION 29 TOWNSHIP 19 SOUTH, RANGE 1 EAST SHELBY COUNTY, ALABAMA

STATE OF ALABAMA REGISTERED #18664 PROFESSIONAL LAND SURVEYOR JEFF D. ARRINGTON

DRAWN BY	DBA
CHECKED BY:	JDA
DATE:	9-24-2020
SCALE:	NA
PARTY CHIEF	JJ
PROJECT NO.:	75104
SHEET	2 OF 4

G:\AESUBDIVISIONS\EDDLEMAN\PRESERVE\001-SECTORS\SECTOR 3\75104 - 3-1 Record Map\DWG\75104-PMP 3-1 RM sheet.dwg

Map Book 53 Page 49C

20201102000498700 3/4 $106.00
Shelby Cnty Judge of Probate, AL
11/02/2020 10:27:16 AM FILED/CERT

GRAPHIC SCALE

60 0 30 60 120 240

(IN FEET)
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SURVEY CONTROL

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PINE MOUNTAIN 3rd SECTOR , PHASE ONE
AN EDDLEMAN COMMUNITY

SITUATED IN THE NORTHEAST 1/4 OF SECTION 19,
THE WEST 1/2 OF SECTION 20, AND THE NORTHWEST 1/4 OF SECTION 29
TOWNSHIP 19 SOUTH, RANGE 1 EAST
SHELBY COUNTY, ALABAMA

ZONING
PLANNED UNIT DEVELOPMENT
OVERLAY DISTRICT
CIT OF WESTOVER, ALABAMA

SETBACKS:
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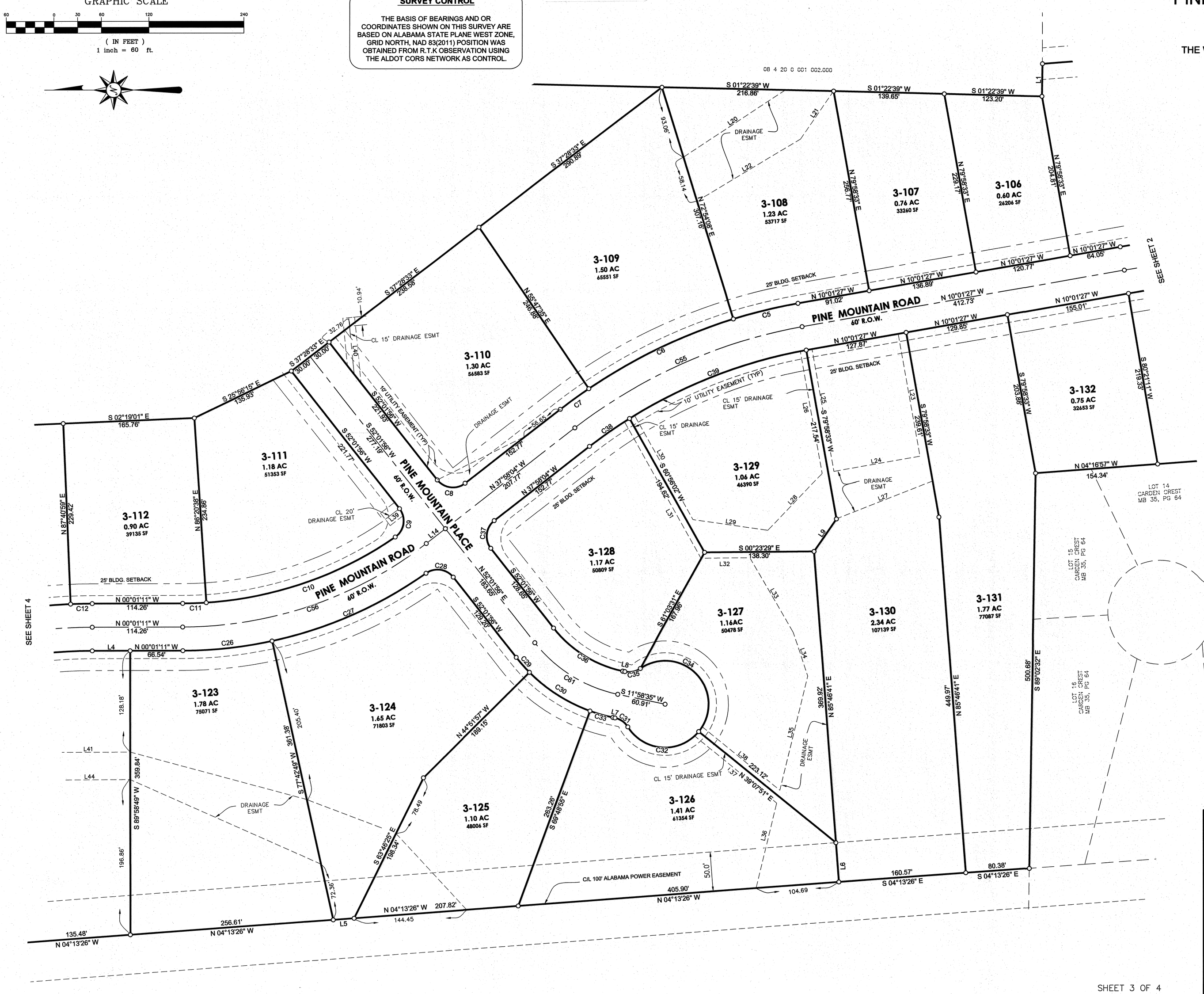

ARRINGTON ENGINEERING
Civil Engineers - Surveyors - Land Planners

OFFICE: (205) 985-9315
Fax: (205) 985-9385
2032 VALLEYDALE ROAD
Birmingham AL 35244

DRAWING TITLE
PINE MOUNTAIN PRESERVE
3rd SECTOR , PHASE ONE

LOCATION & DESCRIPTION
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THE WEST 1/2 OF SECTION 20, AND THE NORTHWEST 1/4 OF SECTION 29
TOWNSHIP 19 SOUTH, RANGE 1 EAST
SHELBY COUNTY, ALABAMA

STATE OF ALABAMA
REGISTERED
#18664
PROFESSIONAL LAND SURVEYOR
JEFF D. ARRINGTON

DRAWN BY	DBA
CHECKED BY:	JDA
DATE:	9-24-2020
SCALE:	NA
PARTY CHIEF	JJ
PROJECT NO.:	75104
SHEET	3 OF 4

G:\AESUBDIVISIONS\EDDLEMAN\PRESERVE\001-SECTORS\SECTOR 3\75104 - 3-1 Record Map\DWG\75104-PMP 3-1 RM sheet.dwg

Map Book 53 Page 49D

20201102000493700 4/4 $106.00
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PINE MOUNTAIN 3rd SECTOR , PHASE ONE
AN EDDLEMAN COMMUNITY

SITUATED IN THE NORTHEAST 1/4 OF SECTION 19,
THE WEST 1/2 OF SECTION 20, AND THE NORTHWEST 1/4 OF SECTION 29
TOWNSHIP 19 SOUTH, RANGE 1 EAST
SHELBY COUNTY, ALABAMA

GRAPHIC SCALE
60 0 30 60 120 240
(IN FEET)
1 inch = 60 ft.

SURVEY CONTROL

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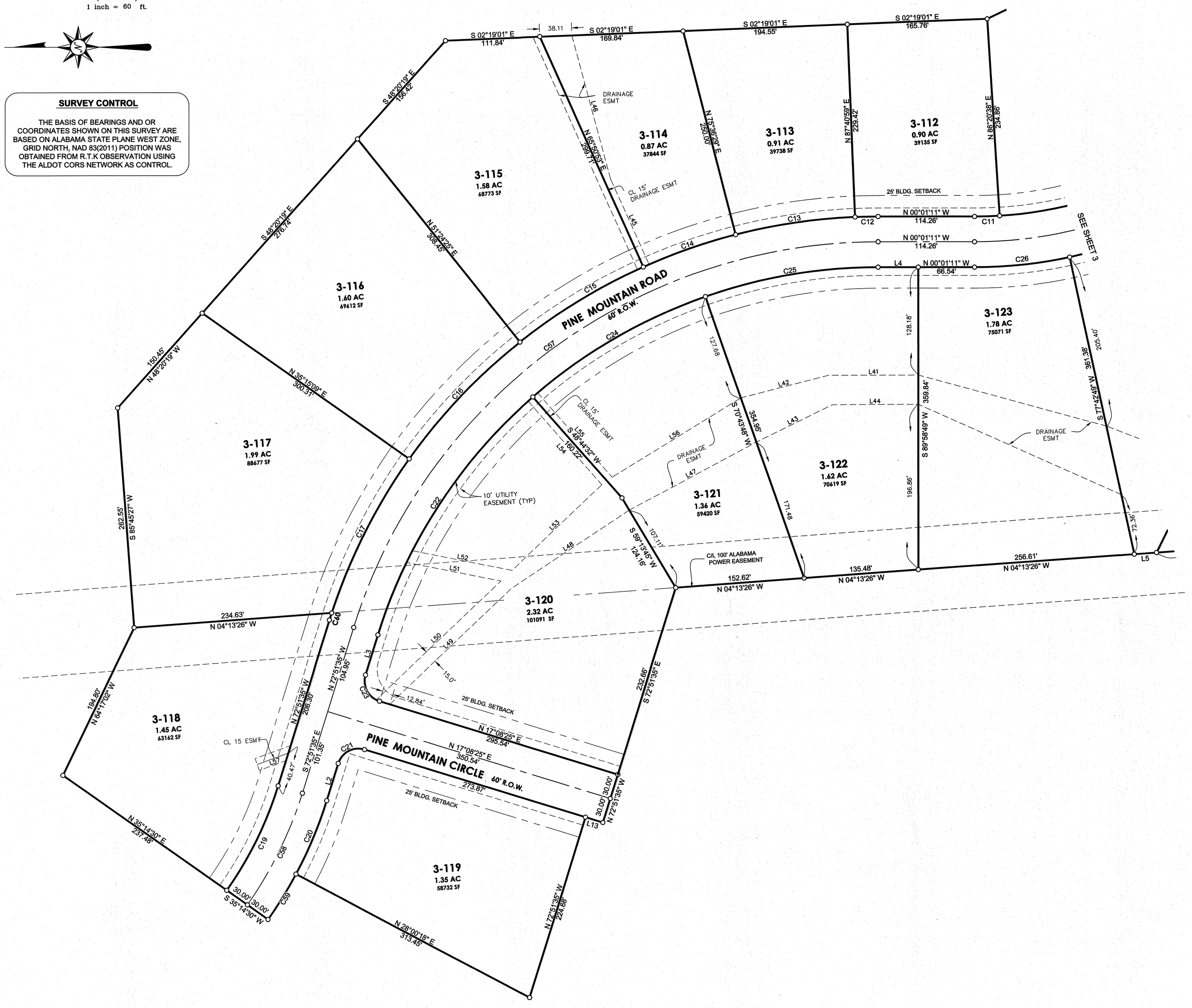
ZONING
PLANNED UNIT DEVELOPMENT
OVERLAY DISTRICT
CIT OF WESTOVER, ALABAMA

SETBACKS:
FRONT: 25'
SIDE: 5'
REAR: 15'

ALL LOTS ARE SUBJECT TO A 10' WIDE UTILITY EASEMENT RUNNING PARALLEL TO AND ABUTTING THE STREET RIGHT OF WAY. SAID EASEMENTS HAVE A 35 FOOT RADIUS AT ALL RIGHT OF WAY INTERSECTIONS.



SHEET 4 OF 4

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2032 Valleydale Road
Birmingham AL 35244

DRAWING TITLE PINE MOUNTAIN PRESERVE 3rd SECTOR , PHASE ONE	STATE OF ALABAMA REGISTERED #18664 PROFESSIONAL LAND SURVEYOR JEFF D. ARRINGTON
LOCATION & DESCRIPTION SITUATED IN THE NORTHEAST 1/4 OF SECTION 19, THE WEST 1/2 OF SECTION 20, AND THE NORTHWEST 1/4 OF SECTION 29 TOWNSHIP 19 SOUTH, RANGE 1 EAST SHELBY COUNTY, ALABAMA	

DRAWN BY	DBA
CHECKED BY:	JDA
DATE:	9-24-2020
SCALE:	NA
PARTY CHIEF	JJ
PROJECT NO.:	75104
SHEET	4 OF 4

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