Map Book 62 Page 50A

20251121000356200 1/3 $200.00
Shelby Cnty Judge of Probate, AL
11/21/2025 02:05:26 PM FILED/CERT

NOBEMBER, 2025
FINAL PLAT OF

PEAVINE CROSSING

BEING A RESUBDIVISION OF R. H. GENTRY JR. ESTATES, AS RECORDED IN MAP BOOK 32, PAGE 4, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA AND ACREAGE.

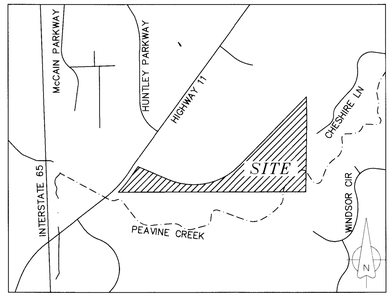
A COMMERCIAL AND RESIDENTIAL SUBDIVISION SITUATED IN SECTION 30, TOWNSHIP 20 SOUTH, RANGE 2 WEST, CITY OF ALABASTER, SHELBY COUNTY, ALABAMA.

THE PURPOSE OF THIS RESUBDIVISION IS TO
CREATE 2 LOTS FOR COMMERCIAL USE AND 149 LOTS FOR RESIDENTIAL USE.

47.51 TOTAL ACREAGE OF SUBJECT PROPERTY

PREPARED FOR:
PEAVINE CREEK DEVELOPMENT, LLC
3360 DAVEY ALLISON BLVD
HUEYTOWN, AL 35023

PREPARED BY:
RODNEY SHIFLETT
P.O. BOX 204
COLUMBIANA, AL 35051
205-669-1205



VICINITY MAP (NOT TO SCALE)

RODNEY SHIFLETT SURVEYING
P.O. BOX 204
COLUMBIANA, ALABAMA 35051
TEL. 205-669-1205 FAX. 205-669-1298
JOB #24001

NOTES:
1. ALL EASEMENTS ARE FOR UTILITY AND DRAINAGE PURPOSES AND SHALL PROVIDE NEEDS FOR BOTH WITHIN AND WITHOUT THIS SUBDIVISION.

2. NO FENCES WILL BE ALLOWED TO OBSTRUCT THE FLOW OF STORM WATER.

3. FENCING, IF INSTALLED ON AN EASEMENT, MAY BE REMOVED AT THE PROPERTY OWNERS EXPENSE IN ORDER TO ACCESS ANY UTILITY OR EASEMENT.

4. DETENTION/RETENTION POND MAINTENANCE AND UPKEEP WILL BE RESPONSIBILITY OF THE HOME OWNERS ASSOCIATION OR PARTY OF OWNERSHIP.

5. THE CITY OF ALABASTER IS NOT NOR WILL EVER BE RESPONSIBLE FOR THE MAINTENANCE OF EASEMENTS OUTSIDE THE RIGHT OF WAY.

6. ALL DECORATIVE SIGNAGE, LIGHTING, ETC. WITHIN A SUBDIVISION IF REMOVED OR DAMAGED WILL BE REPLACED WITH STANDARD CITY OF ALABASTER EQUIPMENT.

7. THE CITY OF ALABASTER IS LOCATED IN AN AREA SUBJECT TO SINK HOLES AND LIMESTONE FORMATIONS. THE CITY, NOR RODNEY SHIFLETT, DOES NOT MAKE ANY GUARANTEE AGAINST SINK HOLE OR OTHER NATURAL CONDITIONS THAT MAY EXIST OR OCCUR.

8. I FURTHER CERTIFY THAT I HAVE CONSULTED THE FEDERAL INSURANCE RATE MAP, (F.I.R.M.), COMMUNITY PANEL #01117C0218E WITH AN EFFECTIVE DATE OF FEBRUARY 20, 2013, AND FOUND THAT THE BELOW DESCRIBED PARCEL LIES IN THE FOLLOWING ZONES: ZONE X UNSHADED, AN AREA OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN; ZONE X SHADED, AN AREA INSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN; ZONE AE AND FLOODWAY, AREAS OF SPECIAL FLOOD HAZARD.

9. THE ROADS, STREETS, ALLEYS AND OTHER PUBLIC IMPROVEMENTS HEREIN HAVE BEEN DEDICATED TO PUBLIC USE BY THE OWNER PURSUANT TO THE GUIDELINES OF THE SUBDIVISION REGULATIONS OF THE CITY OF ALABASTER. THE OWNER SHALL BE RESPONSIBLE FOR MAINTENANCE AND FINAL CONSTRUCTION OF THE ROADS UNTIL SUCH TIME AS THE CITY OF ALABASTER BY RESOLUTION OF THE CITY COUNCIL ACCEPTS SAID ROADS PURSUANT TO THE SUBDIVISION REGULATIONS OF THE CITY OF ALABASTER.

10. THE FINAL PLAT WAS APPROVED BY THE PLANNING COMMISSION OF THE CITY OF ALABASTER ON THE DAY_____ OF 2025 SUBJECT TO AN IMPROVEMENT BOND GIVEN BY OWNER TO THE CITY OF ALABASTER IN THE FOR COMPLETION OF ALL REQUIRED IMPROVEMENTS AND MAINTENANCE. AMOUNT OF_____ FOR COMPLETION OF ALL REQUIRED IMPROVEMENTS AND MAINTENANCE.

11. THERE IS AN 8' UTILITY EASEMENT ALONG THE FRONT OF ALL LOTS.

Mayor, City of Alabaster _____ Date 11/14/25

City of Alabaster Engineer _____ Date 11/14/25

City of Alabaster Building Official _____ Date 11/14/25

City of Alabaster Fire Official _____ Date 11/17/25

Alabaster City Clerk _____ Date 11/14/2025

City of Alabaster Planning Commission _____ Date 11/18/2025

By: _____ Date 11/13/2025
Officer - Central State Bank
11025 Hwy 25, Calera, AL 35040

I, the undersigned, a Notary Public in Shelby County, Alabama., do hereby certify that, Kenneth J. Corero whose name is signed to the foregoing certificate as mortgagee, and who is known to me, acknowledged before me, on this date that after being duly informed of the contents of said certificate, do execute same voluntarily as such individuals with full authority thereof.

Given under my hand and seal this the 13th day of November, 2025.

Notary Public _____ My Commission Expires _____

By: _____ Date 11/13/25
Crain Rogers - Division President
D.R. Horton, Inc. - Birmingham

I, the undersigned, a Notary Public in Shelby County, Alabama., do hereby certify that, Crain Rogers, whose name is signed to the foregoing certificate as mortgagee, and who is known to me, acknowledged before me, on this date that after being duly informed of the contents of said certificate, do execute same voluntarily as such individuals with full authority thereof.

Given under my hand and seal this the 13th day of November, 2025.

Notary Public _____ My Commission Expires _____

Expires 02-11-2028

STATE OF ALABAMA
SHELBY COUNTY
NOVEMBER 10, 2025

The undersigned, Rodney Shiflett, a Licensed Land Surveyor, State of Alabama and Peavine Creek Development, LLC, as owner(s), 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 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, PEAVINE CROSSING, showing the sub-divisions into which it is proposed to divide said lands, giving the lengths and bearings of each lot line 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 to R. H. Gentry, Jr. Estates, as recorded in Map Book 32, Page 4, in the Office of the Judge of Probate of Shelby County Alabama and Acreage, and that iron pins have been found or installed at all lot corners and curve points as shown and are designated by small open circles for set irons and small closed circles for found irons on said plat or map. Said owners also certifies that they are the owner of said lands and that the same is not subject to any mortgage, except a mortgage held by Central State Bank and D.R. Horton, Inc - Birmingham. I further state that all parts of this survey and drawing have been completed in accordance with the current requirements of the Standards of Practice for the Practice of Land Surveying in the State of Alabama to the best of my knowledge, information and belief.

In witness thereof, said surveyor executed these presents this 10TH day of NOVEMBER, 2025.

By: _____ Date: 11/10/25
Rodney Shiflett, P.L.S. #21784
P.O. Box 204
Columbiana, AL 35051
205-669-1205

I, Heather Letts, a Notary Public in and for Shelby County, Alabama., do hereby certify that Rodney Shiflett, 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 10th day of November, 2025.

Notary Public _____ My Commission Expires 10/17/27

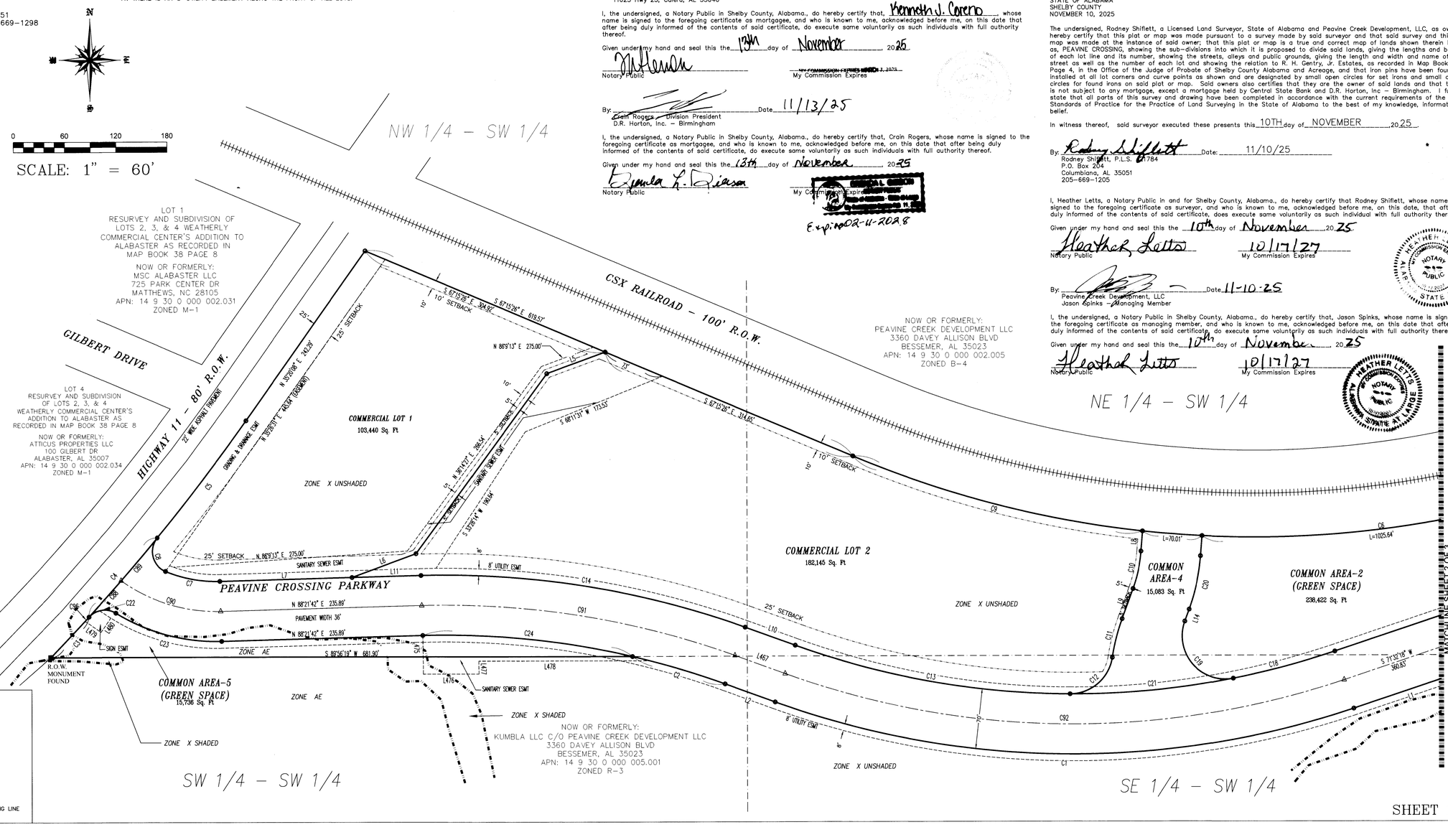
By: _____ Date 11-10-25
Peavine Creek Development, LLC
Jason Spinks - Managing Member

I, the undersigned, a Notary Public in Shelby County, Alabama., do hereby certify that, Jason Spinks, whose name is signed to the foregoing certificate as managing member, and who is known to me, acknowledged before me, on this date that after being duly informed of the contents of said certificate, do execute same voluntarily as such individuals with full authority thereof.

Given under my hand and seal this the 10th day of November, 2025.

Notary Public _____ My Commission Expires 10/17/27

HEATHER LETTS MY COMMISSION EXPIRES NOTARY PUBLIC STATE AT LARGE ALABAMA



0 60 120 180
SCALE: 1" = 60'

GASB34 INFORMATION:

5335 LF ROADS
11577 LF CURBS
4900 LF STORM
2850 LF SANITARY SEWER (GRAVITY)
3200 LF SANITARY SEWER (FORCE MAIN)
8.32 ACRES IN ROW
7500 LF WATER
6400 LF SIDEWALK

THIS PROPERTY IS ZONED PRD-1 (PLANNED SINGLE RESIDENTIAL DISTRICT), PRD-2 (PLANNED ATTACHED RESIDENTIAL DISTRICT, SAID LOTS NUMBERS LABELED WITH TH) AND PCD-1 (PLANNED NEIGHBORHOOD COMMERCIAL DISTRICT)

AREA AND DIMENSIONAL REGULATIONS

MINIMUM LOT AREA:
MINIMUM LOT WIDTH:
MAXIMUM BUILDING HEIGHT:
COMMERCIAL LOTS
MINIMUM BUILDING SETBACKS
FRONT: 25 FEET
REAR: 10 FEET
SIDE: 5 FEET
RESIDENTIAL LOTS
MINIMUM BUILDING SETBACKS
FRONT: 25 FEET
REAR: 25 FEET
SIDE: 5 FEET
TOWNHOME LOTS
MINIMUM BUILDING SETBACKS
FRONT: 25 FEET
REAR: 43 FEET
SIDE: 10 FEET

LEGEND

- IRON PIN FOUND 1/2" OUTSIDE DIAMETER
- 5 REBAR SET WITH CAP STAMPED. (IPS)
- UTILITY POLE.
- I.P.S. - IRON PIN SET
- ROW - RIGHT OF WAY.
- 1/4 - 1/4 TIE
- OVERHEAD UTILITY LINE(S).
- FENCE.
- BUILDING SETBACK LINE (SEE REQUIREMENTS)
- CONCRETE.
- REC. - RECORDED
- NOT TO SCALE.
- AC. - ACRES.
- ℄ - CENTERLINE
- D.B. - DEED BOOK.
- M.B. - MAP BOOK
- P.B. - PLAT BOOK
- PG. - PAGE.
- ESMT - EASEMENT.
- M B L - MINIMUM BUILDING LINE

map Book 62 page 50 B

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PEAVINE CROSSING

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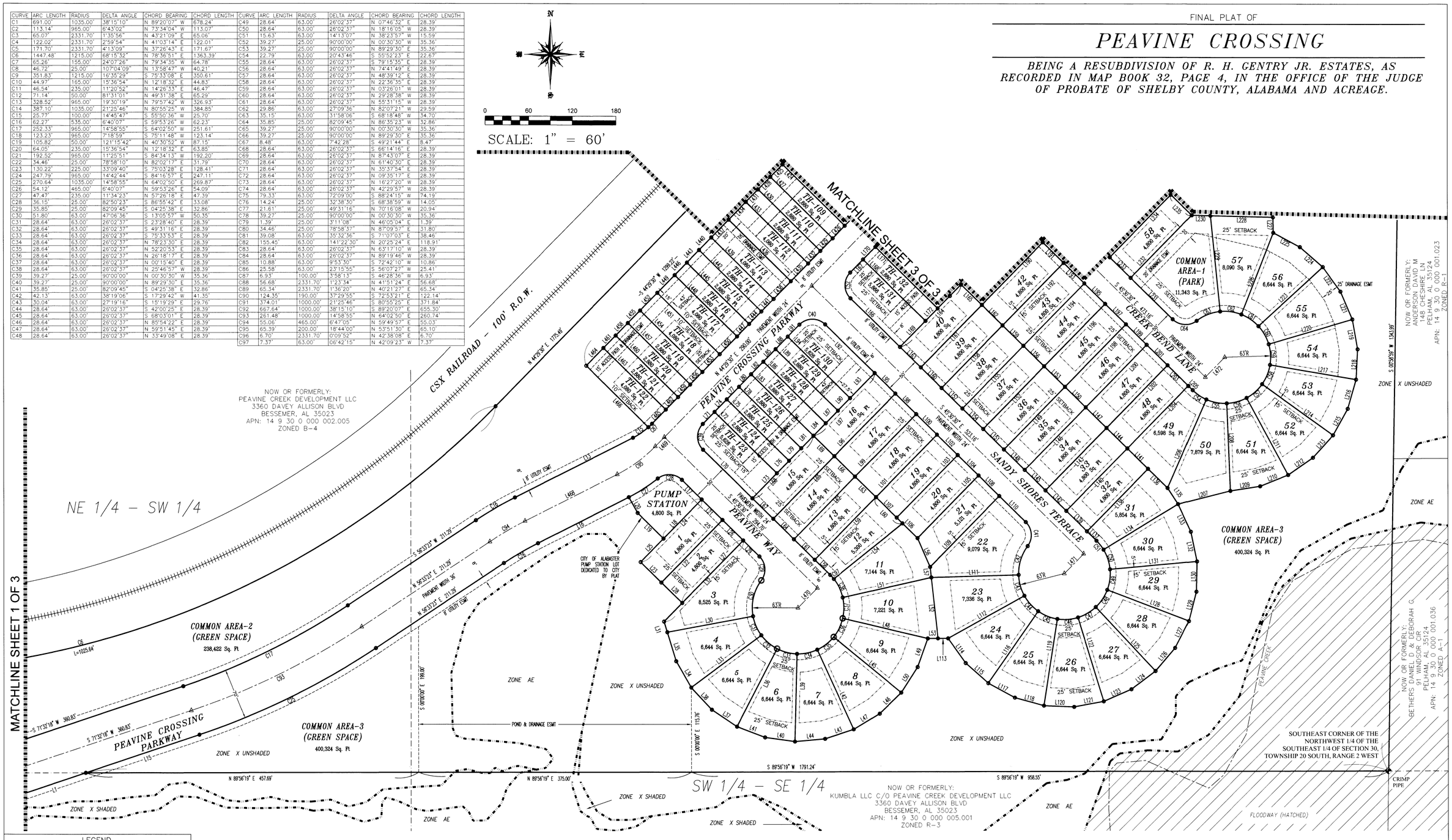
CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH	CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	691.00'	1035.00'	38°15'10"	N 89°20'07" W	678.24'	C49	28.64'	63.00'	26°02'37"	N 07°46'52" E	28.39'
C2	113.14'	965.00'	6°43'02"	N 73°34'04" W	113.07'	C50	28.64'	63.00'	26°02'37"	N 18°16'05" W	28.39'
C3	65.07'	2331.70'	1°35'56"	N 43°21'09" E	65.06'	C51	15.63'	63.00'	14°13'07"	N 38°23'57" W	15.59'
C4	122.02'	2331.70'	2°59'54"	N 41°03'14" E	122.01'	C52	39.27'	25.00'	90°00'00"	N 00°30'30" W	35.36'
C5	171.70'	2331.70'	4°13'09"	N 37°26'43" E	171.69'	C53	39.27'	25.00'	90°00'00"	N 89°29'30" E	35.36'
C6	1447.48'	1215.00'	68°15'32"	N 78°36'51" E	1363.39'	C54	22.79'	63.00'	20°43'46"	S 55°52'23" E	22.67'
C7	65.26'	155.00'	24°07'26"	N 79°34'35" W	64.78'	C55	28.64'	63.00'	26°02'37"	S 79°15'35" E	28.39'
C8	46.72'	25.00'	107°04'09"	N 13°58'47" W	40.21'	C56	28.64'	63.00'	26°02'37"	N 74°41'49" E	28.39'
C9	351.83'	1215.00'	16°35'29"	S 75°33'08" E	350.61'	C57	28.64'	63.00'	26°02'37"	N 48°39'12" E	28.39'
C10	44.97'	165.00'	15°36'54"	N 12°18'32" E	44.83'	C58	28.64'	63.00'	26°02'37"	N 22°36'35" E	28.39'
C11	46.54'	235.00'	11°20'52"	N 14°26'33" E	46.47'	C59	28.64'	63.00'	26°02'37"	N 03°26'01" W	28.39'
C12	71.14'	50.00'	81°31'01"	N 49°31'38" E	65.29'	C60	28.64'	63.00'	26°02'37"	N 29°28'38" W	28.39'
C13	328.52'	965.00'	19°30'19"	N 79°57'42" W	326.93'	C61	28.64'	63.00'	26°02'37"	N 55°31'15" W	28.39'
C14	387.10'	1035.00'	21°25'46"	N 80°55'25" W	384.85'	C62	29.86'	63.00'	27°09'36"	N 82°07'21" W	29.59'
C15	25.77'	100.00'	14°45'47"	S 55°50'36" W	25.70'	C63	35.15'	63.00'	31°58'06"	S 68°18'48" W	34.70'
C16	62.27'	535.00'	6°40'07"	S 59°53'26" E	62.23'	C64	35.85'	25.00'	82°09'45"	N 86°35'23" W	32.86'
C17	252.33'	965.00'	14°58'55"	S 64°02'50" W	251.61'	C65	39.27'	25.00'	90°00'00"	N 00°30'30" W	35.36'
C18	123.23'	965.00'	7°18'59"	S 75°11'48" W	123.14'	C66	39.27'	25.00'	90°00'00"	N 89°29'30" E	35.36'
C19	105.82'	50.00'	121°15'42"	N 40°30'52" W	87.15'	C67	8.48'	63.00'	7°42'28"	S 49°21'44" E	8.47'
C20	64.05'	235.00'	15°36'54"	N 12°18'32" E	63.85'	C68	28.64'	63.00'	26°02'37"	S 66°14'16" E	28.39'
C21	192.52'	965.00'	11°25'51"	S 84°34'13" W	192.20'	C69	28.64'	63.00'	26°02'37"	N 87°43'07" E	28.39'
C22	34.46'	25.00'	78°58'10"	N 82°02'17" E	31.79'	C70	28.64'	63.00'	26°02'37"	N 61°40'30" E	28.39'
C23	130.22'	225.00'	33°09'40"	S 75°03'28" E	128.41'	C71	28.64'	63.00'	26°02'37"	N 35°37'54" E	28.39'
C24	247.79'	965.00'	14°42'44"	S 84°16'57" E	247.11'	C72	28.64'	63.00'	26°02'37"	N 09°35'17" E	28.39'
C25	270.64'	1035.00'	14°58'55"	N 64°02'50" E	269.87'	C73	28.64'	63.00'	26°02'37"	N 16°27'20" W	28.39'
C26	54.12'	465.00'	6°40'07"	N 59°53'26" E	54.09'	C74	28.64'	63.00'	26°02'37"	N 42°29'57" W	28.39'
C27	47.47'	235.00'	11°34'23"	N 57°26'18" E	47.39'	C75	79.33'	63.00'	72°09'00"	S 88°24'15" W	74.19'
C28	36.15'	25.00'	82°50'23"	S 86°55'42" E	33.08'	C76	14.24'	25.00'	32°38'30"	S 68°38'59" W	14.05'
C29	35.85'	25.00'	82°09'45"	S 04°25'38" E	32.86'	C77	21.61'	25.00'	49°31'16"	N 70°16'08" W	20.94'
C30	51.80'	63.00'	47°06'36"	S 13°05'57" W	50.35'	C78	39.27'	25.00'	90°00'00"	N 00°30'30" W	35.36'
C31	28.64'	63.00'	26°02'37"	S 23°28'40" E	28.39'	C79	1.39'	25.00'	3°11'08"	N 46°05'04" E	1.39'
C32	28.64'	63.00'	26°02'37"	S 49°31'16" E	28.39'	C80	34.46'	25.00'	78°58'37"	N 87°09'57" E	31.80'
C33	28.64'	63.00'	26°02'37"	S 75°33'53" E	28.39	C81	39.08'	63.00'	35°32'36"	S 71°07'03" E	38.46'
C34	28.64'	63.00'	26°02'37"	N 78°23'30" E	28.39	C82	155.45'	63.00'	141°22'30"	N 20°25'24" E	118.91'
C35	28.64'	63.00'	26°02'37"	N 52°20'53" E	28.39'	C83	28.64'	63.00'	26°02'37"	N 63°17'10" W	28.39'
C36	28.64'	63.00'	26°02'37"	N 26°18'17" E	28.39'	C84	28.64'	63.00'	26°02'37"	N 89°19'46" W	28.39'
C37	28.64'	63.00'	26°02'37"	N 00°15'40" E	28.39'	C85	10.88'	63.00'	9°53'30"	S 72°42'10" W	10.86'
C38	28.64'	63.00'	26°02'37"	N 25°46'57" W	28.39'	C86	25.58'	63.00'	23°15'55"	S 56°07'27" W	25.41'
C39	39.27'	25.00'	90°00'00"	N 00°30'30" W	35.36'	C87	6.93'	100.00'	3°58'13"	S 46°28'36" W	6.93'
C40	39.27'	25.00'	90°00'00"	N 89°29'30" E	35.36'	C88	56.68'	2331.70'	1°23'34"	N 41°51'24" E	56.68'
C41	35.85'	25.00'	82°09'45"	S 04°25'38" E	32.86'	C89	65.34'	2331.70'	1°36'20"	N 40°21'27" E	65.34'
C42	42.13'	63.00'	38°19'06"	S 17°29'42" W	41.35'	C90	124.35'	190.00'	37°29'55"	S 72°53'21" E	122.14'
C43	30.04'	63.00'	27°19'16"	S 15°19'29" E	29.76'	C91	374.01'	1000.00'	21°25'46"	S 80°55'25" E	371.84'
C44	28.64'	63.00'	26°02'37"	S 42°00'25" E	28.39'	C92	667.64'	1000.00'	38°15'10"	S 89°20'07" E	655.30'
C45	28.64'	63.00'	26°02'37"	S 68°03'01" E	28.39'	C93	261.48'	1000.00'	14°58'55"	N 64°02'50" E	260.74'
C46	28.64'	63.00'	26°02'37"	N 85°54'22" E	28.39'	C94	55.06'	465.00'	6°47'05"	N 59°49'57" E	55.03'
C47	28.64'	63.00'	26°02'37"	N 59°51'45" E	28.39'	C95	65.39'	200.00'	18°44'00"	N 53°51'30" E	65.10'
C48	28.64'	63.00'	26°02'37"	N 33°49'08" E	28.39'	C96	6.70'	2331.70'	0°09'52"	N 42°38'08" E	6.70'
						C97	7.37'	63.00'	06°42'15"	N 42°09'23" W	7.37'



LEGEND

- ● – IRON PIN FOUND 1/2" OUTSIDE DIAMETER
- ○ – #5 REBAR SET WITH CAP STAMPED. (IPS)
- UTILITY POLE.
- I.P.S. – IRON PIN SET
- ROW – RIGHT OF WAY.
- ✥ – 1/4 – 1/4 TIE
- —E— – OVERHEAD UTILITY LINE(S).
- —X— – FENCE.
- – · – · – BUILDING SETBACK LINE (SEE REQUIREMENTS)
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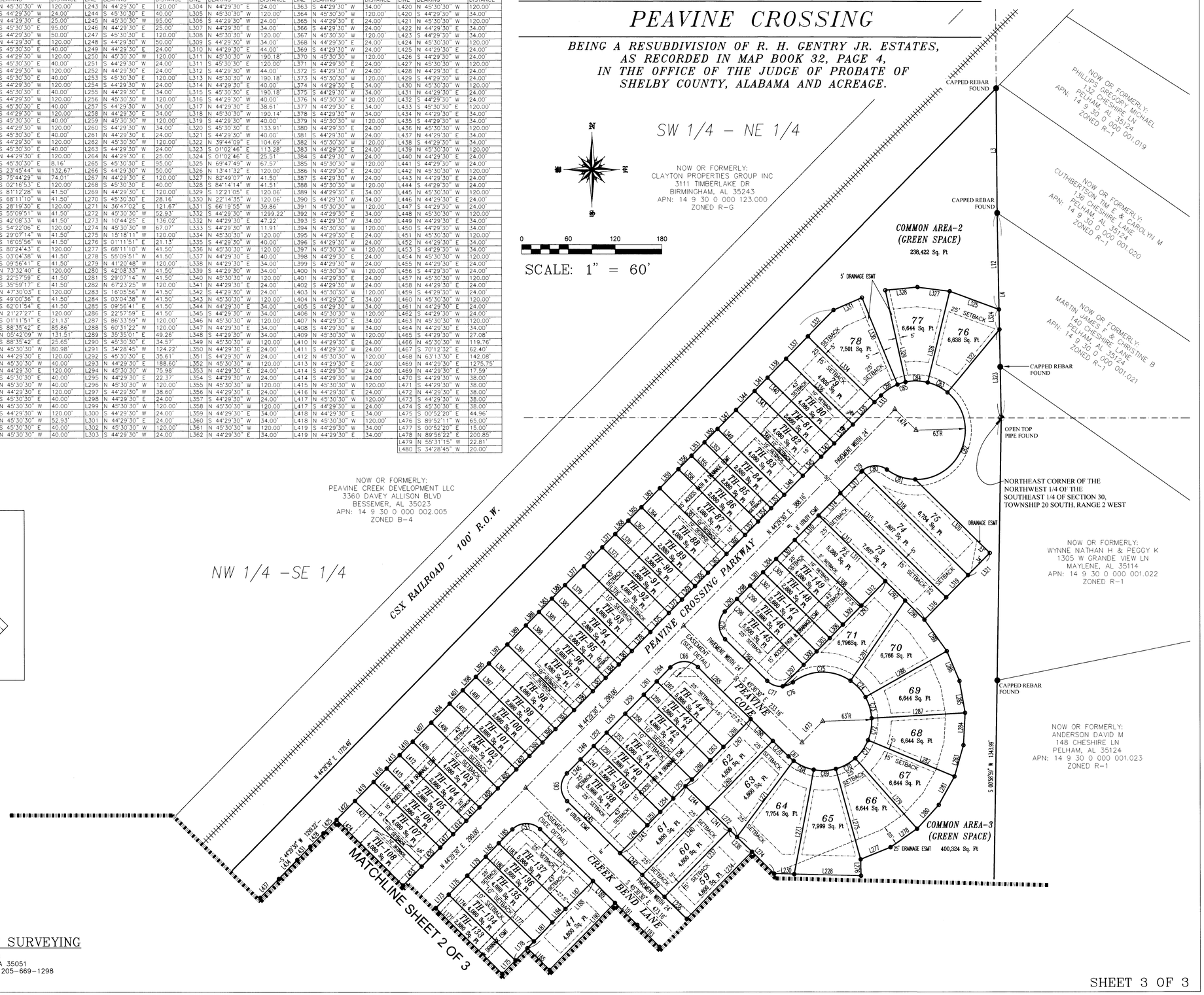
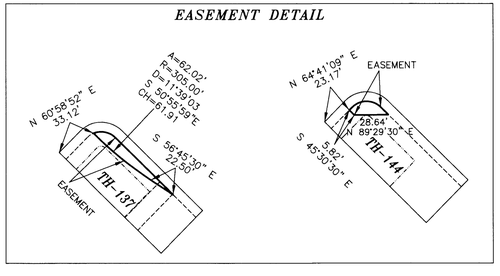
BEING A RESUBDIVISION OF R. H. GENTRY JR. ESTATES, AS RECORDED IN MAP BOOK 32, PAGE 4, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA AND ACREAGE.

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	S 71°32'18" W	196.06'	L63	S 45°30'30" E	40.00'	L123	S 66°22'24" W	41.50'	L183	N 45°30'30" W	120.00'	L243	N 44°29'30" E	120.00'	L304	N 44°29'30" E	24.00'	L363	S 44°29'30" W	34.00'	L420	N 45°30'30" W	120.00'			
L2	N 70°12'32" W	62.40'	L64	N 45°30'30" W	40.00'	L124	S 53°21'06" W	41.50'	L184	S 44°29'30" W	24.00'	L244	S 45°30'30" E	40.00'	L305	N 45°30'30" W	120.00'	L364	N 45°30'30" W	120.00'	L420	S 44°29'30" W	34.00'			
L3	S 00°26'03" E	159.52'	L65	S 44°29'30" W	120.00'	L125	N 43°09'33" W	120.00'	L185	N 44°29'30" E	25.00'	L245	N 45°30'30" W	95.00'	L306	S 44°29'30" W	24.00'	L365	N 44°29'30" E	24.00'	L421	N 45°30'30" W	120.00'			
L4	S 01°02'46" E	262.43'	L66	S 45°30'30" E	40.00'	L126	S 40°19'48" W	41.50'	L186	S 45°30'30" E	95.00'	L246	N 44°29'30" E	25.00'	L307	N 44°29'30" E	34.00'	L366	S 44°29'30" W	24.00'	L422	N 44°29'30" E	34.00'			
L5	S 69°57'59" W	73.00'	L67	N 45°30'30" W	40.00'	L127	S 27°18'29" W	41.50'	L187	S 44°29'30" W	50.00'	L247	S 45°30'30" E	120.00'	L308	N 45°30'30" W	120.00'	L367	N 45°30'30" W	120.00'	L423	S 44°29'30" W	34.00'			
L6	S 69°46'06" W	80.00'	L68	N 44°29'30" E	120.00'	L128	N 69°12'10" W	120.00'	L188	N 44°29'30" E	120.00'	L248	S 44°29'30" W	50.00'	L309	S 44°29'30" W	34.00'	L368	N 44°29'30" E	24.00'	L424	N 45°30'30" W	120.00'			
L7	S 88°21'42" W	155.00'	L69	S 45°30'30" E	40.00'	L129	S 14°17'11" W	41.50'	L189	S 45°30'30" E	40.00'	L249	N 44°29'30" E	24.00'	L310	N 44°29'30" E	44.00'	L369	S 44°29'30" W	24.00'	L425	N 44°29'30" E	24.00'			
L8	N 04°30'05" W	23.55'	L70	N 45°30'30" W	95.00'	L130	S 01°15'52" W	41.50'	L190	S 44°29'30" W	120.00'	L250	N 45°30'30" W	120.00'	L311	N 45°30'30" W	190.18'	L370	S 45°30'30" W	120.00'	L426	S 44°29'30" W	24.00'			
L9	N 20°06'59" E	37.40'	L71	N 44°29'30" E	23.00'	L131	S 84°45'13" W	120.00'	L191	S 45°30'30" E	40.00'	L251	S 44°29'30" W	24.00'	L311	S 45°30'30" E	120.00'	L371	N 44°29'30" E	24.00'	L427	N 45°30'30" W	120.00'			
L10	N 70°12'32" W	62.40'	L72	N 45°30'30" W	120.00'	L132	S 11°45'26" E	41.50'	L192	S 44°29'30" W	120.00'	L252	N 44°29'30" E	24.00'	L312	S 44°29'30" W	44.00'	L372	S 44°29'30" W	24.00'	L428	N 44°29'30" E	24.00'			
L11	S 88°21'42" W	80.89'	L73	S 44°29'30" W	48.00'	L133	S 24°46'44" E	41.50'	L193	S 45°30'30" E	40.00'	L253	S 45°30'30" E	120.00'	L313	N 45°30'30" W	190.18'	L373	N 45°30'30" W	120.00'	L429	S 44°29'30" W	24.00'			
L12	S 01°02'46" E	123.63'	L74	N 44°29'30" E	24.00'	L134	S 68°42'37" W	120.00'	L194	S 44°29'30" W	120.00'	L254	S 44°29'30" W	24.00'	L314	N 44°29'30" E	40.00'	L374	N 44°29'30" E	34.00'	L430	N 45°30'30" W	120.00'			
L13	S 63°13'30" W	181.89'	L75	N 45°30'30" W	120.00'	L135	N 33°11'56" W	26.30'	L195	S 45°30'30" E	40.00'	L255	N 44°29'30" E	34.00'	L315	S 45°30'30" E	190.18'	L375	S 44°29'30" W	34.00'	L431	N 44°29'30" E	24.00'			
L14	N 20°06'59" E	14.89'	L76	S 44°29'30" W	24.00'	L136	N 45°30'30" W	77.42'	L196	S 44°29'30" W	120.00'	L256	N 45°30'30" W	120.00'	L316	S 44°29'30" W	40.00'	L376	N 45°30'30" W	120.00'	L432	S 44°29'30" W	24.00'			
L15	N 71°32'18" E	164.78'	L77	N 44°29'30" E	24.00'	L136	S 45°30'30" E	37.42'	L197	S 45°30'30" E	40.00'	L257	S 44°29'30" W	34.00'	L317	N 44°29'30" E	38.61'	L377	N 44°29'30" E	34.00'	L433	S 45°30'30" E	120.00'			
L16	N 63°13'30" E	140.03'	L78	N 45°30'30" W	120.00'	L137	N 45°30'30" W	18.16'	L198	S 44°29'30" W	120.00'	L258	N 44°29'30" E	34.00'	L318	N 45°30'30" W	190.14'	L378	S 44°29'30" W	34.00'	L434	N 44°29'30" E	34.00'			
L17	S 45°30'30" E	38.27'	L79	S 44°29'30" W	24.00'	L138	N 44°29'30" E	120.00'	L199	S 45°30'30" E	40.00'	L259	N 45°30'30" W	120.00'	L319	S 44°29'30" W	40.00'	L379	N 45°30'30" W	120.00'	L435	S 44°29'30" W	34.00'			
L18	S 44°29'30" W	75.00'	L80	N 44°29'30" E	24.00'	L139	N 45°30'30" W	40.00'	L200	S 44°29'30" W	120.00'	L260	S 44°29'30" W	34.00'	L320	S 45°30'30" E	133.91'	L380	N 44°29'30" E	24.00'	L436	N 45°30'30" W	120.00'			
L19	N 45°30'30" W	49.93'	L81	S 44°29'30" W	24.00'	L140	S 44°29'30" W	120.00'	L201	S 45°30'30" E	40.00'	L261	N 44°29'30" E	24.00'	L321	S 44°29'30" W	40.00'	L381	S 44°29'30" W	24.00'	L437	N 44°29'30" E	34.00'			
L20	N 29°14'20" W	24.75'	L82	N 44°29'30" E	24.00'	L141	S 45°30'30" E	40.00'	L202	S 44°29'30" W	120.00'	L262	N 45°30'30" W	120.00'	L322	N 39°44'09" E	104.69'	L382	N 45°30'30" W	120.00'	L438	S 44°29'30" W	34.00'			
L21	S 45°30'30" E	40.00'	L83	N 45°30'30" W	120.00'	L142	N 45°30'30" W	40.00'	L203	S 45°30'30" E	40.00'	L263	S 44°29'30" W	24.00'	L323	S 01°02'46" E	113.28'	L383	N 44°29'30" E	24.00'	L439	N 45°30'30" W	120.00'			
L22	S 44°29'30" W	120.00'	L84	S 44°29'30" W	24.00'	L143	S 44°29'30" W	120.00'	L204	N 44°29'30" E	120.00'	L264	N 44°29'30" E	25.00'	L324	S 01°02'46" E	25.51'	L384	S 44°29'30" W	24.00'	L440	N 44°29'30" E	24.00'			
L23	N 45°30'30" W	40.00'	L85	N 44°29'30" E	24.00'	L144	S 45°30'30" E	40.00'	L205	S 45°30'30" E	8.16'	L265	S 45°30'30" E	95.00'	L325	N 69°47'49" W	67.57'	L385	N 45°30'30" W	120.00'	L441	S 44°29'30" W	24.00'			
L24	N 44°29'30" E	120.00'	L86	N 45°30'30" W	120.00'	L145	N 45°30'30" W	40.00'	L206	S 23°45'44" W	132.67'	L266	S 44°29'30" W	50.00'	L326	N 13°41'32" E	120.00'	L386	N 44°29'30" E	24.00'	L442	N 45°30'30" W	120.00'			
L25	S 44°29'30" W	45.00'	L87	S 44°29'30" W	24.00'	L146	S 44°29'30" W	120.00'	L207	S 75°44'29" W	74.01'	L267	N 44°29'30" E	120.00'	L327	N 82°49'07" W	41.50'	L387	S 44°29'30" W	24.00'	L443	N 44°29'30" E	24.00'			
L26	S 45°30'30" E	40.00'	L88	N 44°29'30" E	24.00'	L147	S 45°30'30" E	40.00'	L208	S 02°16'53" E	120.00'	L268	S 45°30'30" E	40.00'	L328	S 84°14'14" W	41.51'	L388	N 45°30'30" W	120.00'	L444	S 44°29'30" W	24.00'			
L27	S 44°29'30" W	120.00'	L89	S 45°30'30" E	120.00'	L148	N 45°30'30" W	40.00'	L209	S 81°12'28" W	41.50'	L269	N 44°29'30" E	120.00'	L329	S 12°21'05" E	120.06'	L389	N 44°29'30" E	34.00'	L445	N 45°30'30" W	120.00'			
L28	N 45°30'30" W	40.00'	L90	S 44°29'30" W	24.00'	L149	S 44°29'30" W	120.00'	L210	S 68°11'10" W	41.50'	L270	S 45°30'30" E	28.16'	L330	N 22°14'35" W	120.06'	L390	S 44°29'30" W	34.00'	L446	N 44°29'30" E	24.00'			
L29	S 45°30'30" E	31.28'	L91	N 44°29'30" E	23.00'	L150	S 45°30'30" E	40.00'	L211	S 28°19'30" E	120.00'	L271	N 36°47'02" E	121.67'	L331	S 66°19'55" W	39.86'	L391	N 45°30'30" W	120.00'	L447	S 44°29'30" W	24.00'			
L30	N 79°32'39" E	120.00'	L92	S 45°30'30" E	65.00'	L151	N 45°30'30" W	40.00'	L212	S 55°09'51" W	41.50'	L272	N 45°30'30" W	452.93'	L332	S 44°29'30" W	1299.22'	L392	N 44°29'30" E	34.00'	L448	N 45°30'30" W	120.00'			
L31	N 16°58'01" W	15.20'	L93	S 44°29'30" W	48.00'	L152	S 44°29'30" W	120.00'	L213	S 42°08'33" W	41.50'	L273	N 10°44'25" E	136.02'	L332	N 44°29'30" E	47.22'	L393	S 44°29'30" W	34.00'	L449	N 44°29'30" E	34.00'			
L32	N 44°29'30" E	155.54'	L94	S 45°30'30" E	120.00'	L153	S 45°30'30" E	40.00'	L214	S 54°22'06" E	120.00'	L274	N 45°30'30" W	67.07'	L333	S 44°29'30" W	11.91'	L394	N 45°30'30" W	120.00'	L450	S 44°29'30" W	34.00'			
L33	N 53°30'02" E	120.00'	L95	S 45°30'30" E	40.00'	L154	N 45°30'30" W	40.00'	L215	S 29°07'14" W	41.50'	L275	N 15°18'11" W	120.00'	L334	N 45°30'30" W	120.00'	L395	N 44°29'30" E	24.00'	L451	N 45°30'30" W	120.00'			
L34	N 29°59'19" W	41.50'	L96	S 44°29'30" W	120.00'	L155	S 44°29'30" W	120.00'	L216	S 16°05'56" W	41.50'	L276	S 01°11'51" E	21.13'	L335	S 44°29'30" W	40.00'	L396	S 44°29'30" W	24.00'	L452	N 44°29'30" E	34.00'			
L35	N 16°58'01" W	41.50'	L97	N 44°29'30" E	120.00'	L156	S 45°30'30" E	40.00'	L217	S 80°24'43" E	41.50'	L277	S 68°11'10" W	41.50'	L336	N 45°30'30" W	120.00'	L397	N 45°30'30" W	120.00'	L453	S 44°29'30" W	34.00'			
L36	N 27°27'25" E	120.00'	L98	S 45°30'30" E	40.00'	L157	N 45°30'30" W	40.00'	L218	S 03°04'38" W	41.50'	L278	S 55°09'51" W	41.50'	L337	N 44°29'30" E	40.00'	L398	N 44°29'30" E	24.00'	L454	N 45°30'30" W	120.00'			
L37	N 56°01'56" W	41.50'	L99	N 44°29'30" E	120.00'	L158	S 44°29'30" W	120.00'	L219	S 09°56'41" E	41.50'	L279	N 41°20'48" W	120.00'	L338	N 44°29'30" E	34.00'	L399	S 44°29'30" W	24.00'	L455	N 44°29'30" E	24.00'			
L38	N 43°00'37" W	41.50'	L100	S 45°30'30" E	40.00'	L159	S 45°30'30" E	40.00'	L220	N 73°32'40" E	120.00'	L280	S 42°08'33" W	41.50'	L339	S 44°29'30" W	34.00'	L400	N 45°30'30" W	120.00'	L456	S 44°29'30" W	24.00'			
L39	N 01°24'48" E	120.00'	L101	N 44°29'30" E	120.00'	L160	N 45°30'30" W	40.00'	L221	S 27°57'59" E	41.50'	L281	S 29°07'14" W	41.50'	L340	N 45°30'30" W	120.00'	L401	S 44°29'30" W	24.00'	L457	N 45°30'30" W	120.00'			
L40	N 82°04'32" W	41.50'	L102	S 45°30'30" E	40.00'	L161	S 44°29'30" W	120.00'	L222	S 35°59'17" E	41.50'	L282	N 67°23'25" W	120.00'	L341	N 44°29'30" E	24.00'	L402	S 44°29'30" W	24.00'	L458	N 44°29'30" E	24.00'			
L41	N 69°03'14" W	41.50'	L103	N 44°29'30" E	120.00'	L162	S 45°30'30" E	40.00'	L223	N 47°30'03" E	120.00'	L283	S 16°05'56" W	41.50'	L342	S 44°29'30" W	24.00'	L403	N 45°30'30" W	120.00'	L459	S 44°29'30" W	24.00'			
L42	N 24°37'48" W	120.00'	L104	S 45°30'30" E	40.00'	L163	N 45°30'30" W	40.00'	L224	S 49°00'36" E	41.50'	L284	S 03°04'38" W	41.50'	L343	N 45°30'30" W	120.00'	L404	N 44°29'30" E	34.00'	L460	N 45°30'30" W	120.00'			
L43	S 71°52'51" W	41.50'	L105	N 44°29'30" E	120.00'	L164	N 44°29'30" E	120.00'	L225	S 62°01'54" E	41.50'	L285	S 09°56'41" E	41.50'	L344	N 44°29'30" E	34.00'	L405	S 44°29'30" W	34.00'	L461	N 44°29'30" E	24.00'			
L44	S 84°54'09" W	41.50'	L106	N 45°30'30" W	40.00'	L165	S 45°30'30" E	40.00'	L226	N 21°27'27" E	120.00'	L286	S 22°57'59" E	41.50'	L345	S 44°29'30" W	34.00'	L406	N 45°30'30" W	120.00'	L462	S 44°29'30" W	24.00'			
L45	N 50°40'25" W	120.00'	L107	S 45°30'30" E	51.21'	L166	N 45°30'30" W	95.00'	L227	S 01°11'51" E	21.13'	L287	S 86°33'59" W	120.00'	L346	N 45°30'30" W	120.00'	L407	N 44°29'30" E	34.00'	L463	N 45°30'30" W	120.00'			
L46	S 45°50'14" W	41.50'	L107	N 45°30'30" W	40.00'	L167	N 44°29'30" E	25.00'	L228	S 88°35'42" E	85.86'	L288	S 60°31'22" W	120.00'	L347	N 44°29'30" E	34.00'	L408	S 44°29'30" W	34.00'	L464	N 44°29'30" E	34.00'			
L47	S 58°51'33" W	41.50'	L108	S 45°30'30" E	40.00'	L168	N 45°30'30" W	120.00'	L229	N 05°42'09" W	131.51'	L289	S 35°35'01" E	49.26'	L348	S 44°29'30" W	34.00'	L409	N 45°30'30" W	120.00'	L465	S 44°29'30" W	27.08'			
L48	N 76°43'02" W	120.00'	L109	N 44°29'30" E	136.03'	L169	S 44°29'30" W	50.00'	L230	S 88°35'42" E	25.65'	L290	S 45°30'30" E	34.57'	L349	N 45°30'30" W	120.00'	L410	N 44°29'30" E	24.00'	L466	N 45°30'30" W	119.76'			
L49	S 19°47'37" W	41.50'	L110	S 45°30'30" E	50.98'	L170	N 44°29'30" E	24.00'	L231	N 45°30'30" W	80.98'	L291	S 34°28'45" W	124.22'	L350	N 44°29'30" E	24.00'	L411	S 44°29'30" W	24.00'	L467	S 70°12'32" E	62.40'			
L50	S 32°48'56" W	41.50'	L111	N 88°20'09" E	120.28'	L171	N 45°30'30" W	120.00'	L232	N 44°29'30" E	120.00'	L292	S 45°30'30" E	35.61'	L351	S 44°29'30" W	24.00'	L412	N 45°30'30" W	120.00'	L468	N 63°13'30" E	142.08'			
L51	S 77°14'22" W	124.64'	L112	N 61°00'54" E	120.00'	L172	S 44°29'30" W	24.00'	L233	N 45°30'30" W	40.00'	L293	N 44°29'30" E	188.60'	L352	N 45°30'30" W	120.00'	L413	N 44°29'30" E	24.00'	L469	N 44°29'30" E	1275.75'			
L52	N 06°14'05" W	83.92'	L113	S 89°43'29" W	14.01'	L173	N 44°29'30" E	24.00'	L234	N 44°29'30" E	120.00'	L294	N 45°30'30" W	75.98'	L353	N 44°29'30" E	24.00'	L414	S 44°29'30" W	24.00'	L469	N 44°29'30" E	17.59'			
L53	S 89°43'29" W	14.01'	L114	N 35°29'46" W	41.50'	L174	N 45°30'30" W	120.00'	L235	S 45°30'30" E	40.00'	L295	N 44°29'30" E	22.37'	L354	S 44°29'30" W	24.00'	L414	S 44°29'30" W	38.00'	L469	N 44°29'30" E	38.00'			
L54	S 51°11'45" W	121.26'	L115	N 48°31'04" W	41.50'	L175	S 44°29'30" W	24.00'	L236	N 45°30'30" W	40.00'	L296	N 45°30'30" W	120.00'	L355	N 45°30'30" W	120.00'	L415	N 45°30'30" W	120.00'	L471	S 44°29'30" W	38.00'			
L56	N 23°40'32" W	43.09'	L116	N 34°58'17" E	120.00'	L176	N 44°29'30" E	34.00'	L237	N 44°29'30" E	120.00'	L297	S 44°29'30" W	38.60'	L356	N 44°29'30" E	24.00'	L416	N 44°29'30" E	24.00'	L472	N 44°29'30" E	38.00'			
L57	N 06°14'05" W	14.47'	L117	N 61°32'22" W	41.50'	L177	S 45°30'30" E	120.00'	L238	S 45°30'30" E	40.00'	L298	N 44°29'30" E	24.00'	L357	S 44°29'30" W	24.00'	L417	N 45°30'30" W	120.00'	L473	S 44°29'30" W	38.00'			
L58	N 45°30'30" W	29.70'	L118	N 74°33'41" W	41.50'	L178	S 44°29'30" W	34.00'	L239	N 45°30'30" W	40.00'	L299	N 45°30'30" W	120.00'	L358	N 45°30'30" W	120.00'	L417	S 44°29'30" W	24.00'	L474	S 45°30'30" E	38.00'			
L59	S 44°29'30" W	120.00'	L119	N 08°55'40" E	120.00'	L179	N 44°29'30" E	34.00'	L240	S 44°29'30" W	120.00'	L300	S 44°29'30" W	24.00'	L359	N 44°29'30" E	34.00'	L418	N 44°29'30" E	34.00'	L475	S 00°52'20" E	44.96'			
L60	S 45°30'30" E	51.21'	L120	N 87°34'59" W	41.50'	L180	S 45°30'30" E	120.00'	L241	N 45°30'30" W	52.93'	L301	N 44°29'30" E	24.00'	L360	S 44°29'30" W	34.00'	L418	N 45°30'30" W	120.00'	L476	S 89°52'11" W	65.00'			
L61	N 45°30'30" W	40.00'	L121	S 79°23'43" W	41.50'	L181	S 44°29'30" W	34.00'	L241	S 45°30'30" E	40.00'	L302	N 45°30'30" W	120.00'	L361	N 45°30'30" W	120.00'	L419	S 44°29'30" W	34.00'	L477	S 00°52'20" E	15.00'			
L62	S 44°29'30" W	120.00'	L122	N 17°06'57" W	120.00'	L182	N 44°29'30" E	24.00'	L242	N 45°30'30" W	40.00'	L303	S 44°29'30" W	24.00'	L362	N 44°29'30" E	34.00'	L419	N 44°29'30" E	34.00'	L478	N 89°56'22" E	200.85'			
																					L479	N 55°31'15" W	22.81'			
																					L480	S 34°28'45" W	20.00'			



EASEMENT DETAIL



LEGEND

- ● – IRON PIN FOUND 1/2" OUTSIDE DIAMETER
- ○ – #5 REBAR SET WITH CAP STAMPED. (IPS)
- – UTILITY POLE.
- I.P.S. – IRON PIN SET
- ROW – RIGHT OF WAY.
- – 1/4 – 1/4 TIE
- –E– – OVERHEAD UTILITY LINE(S).
- –X– – FENCE.
- – BUILDING SETBACK LINE (SEE REQUIREMENTS)
- – CONCRETE.
- REC. – RECORDED
- – NOT TO SCALE.
- AC. – ACRES.
- ℄ – CENTERLINE
- D.B. – DEED BOOK.
- M.B. – MAP BOOK
- P.B. – PLAT BOOK
- PG. – PAGE.
- ESMT – EASEMENT.
- M B L – MINIMUM BUILDING LINE

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