

SURVEYOR'S NOTES:

(1) SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS WHICH AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

(2) SINCE THE DATE OF THIS SURVEY, CONDITIONS BEYOND THE KNOWLEDGE OR CONTROL OF LARRY WALKER LAND SURVEYING, INC. MAY HAVE ALTERED THE VALIDITY AND CIRCUMSTANCES SHOWN OR NOTED HEREON.

(3) DECLARATION IS MADE TO THE ORIGINAL PURCHASER OF THIS SURVEY. IT IS NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.

(4) SURVEY IS VALID ONLY IF PRINT HAS THE ORIGINAL SEAL AND SIGNATURE (IN RED INK) OF THE SURVEYOR PRESENT.

(5) ALL BUILDINGS, SURFACE AND SUBSURFACE IMPROVEMENTS ON AND ADJACENT TO THE SITE ARE NOT NECESSARILY SHOWN.

(6) ONLY ACTS OF POSSESSION, IF ANY, THAT ARE VISIBLE FROM CASUAL INSPECTION OF THE PROPERTY ARE SHOWN HEREON. NO WARRANTY OR GUARANTEE IS IMPLIED AS TO THE EXISTENCE OF ACTS OF POSSESSION BY ADJOINERS TO THE LANDS SHOWN AND DESCRIBED HEREON.

(7) THE PROPERTY LINES SHOWN ON THE SURVEY PLAT ARE BASED UPON OLD ESTABLISHED CORNERS AND AGREED CORNERS BETWEEN ADJOINING LAND OWNERS AND MAY OR MAY NOT BE THE LINES OF THE ALIQUOT PARTS OF THE SECTION AND CARRY NO WARRANTY THAT THEY ARE THE LINES OF THE ALIQUOT PARTS OF THE SECTION.

(8) DATE FIELD SURVEY COMPLETED (09/26/17)

(9) DATE DRAWING COMPLETED (09/27/17)

(10) () RECORDED BEARINGS, ANGLES OR DISTANCES.

(11) PDB POINT OF BEGINNING

(12) POC POINT OF COMMENCEMENT

(13) TYPE OF SURVEY: BOUNDARY SURVEY

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.

STATE OF ALABAMA

COUNTY OF BLOUNT

LEGAL DESCRIPTION:

TRACT (1) BEGIN AT A AXLE MARKING THE SW CORNER OF THE SE1/4-NW1/4 IN SECTION 7, T-12-S, R-2-E, THENCE N02°26'02"W 715.37' ALONG THE WEST LINE OF SAID FORTY TO A 1" PIPE ON THE SOUTHERLY BANK OF CALVERT PRONG LITTLE WARRIOR RIVER, THENCE LEAVING SAID FORTY LINE AND ALONG SAID BANK OF SAID RIVER THE FOLLOWING CHORD BEARINGS AND DISTANCES: THENCE S88°07'52"E 106.58' TO A POINT, THENCE S73°02'24"E 210.26' TO A POINT, THENCE S88°59'11"E 155.42' TO A POINT, THENCE N81°02'46"E 244.31' TO A POINT, THENCE N85°39'49"E 241.89' TO A POINT, THENCE S82°15'38"E 136.70' TO A 1/2" REBAR CAPPEDC(A-497-LS), THENCE LEAVING SAID BANK OF SAID RIVER S34°13'15"E 603.02' TO A 1/2" REBAR CAPPEDC(A-497-LS), THENCE S00°30'08"W 977.07' TO A 1/2" REBAR CAPPEDC(A-497-LS) ON THE NORTHERLY R/W OF HORTON MILL ROAD (60' R/W), THENCE A CHORD BEARING AND DISTANCE OF S85°57'35"W 100.32' ALONG SAID R/W TO A 1/2" REBAR CAPPEDC(11281), THENCE LEAVING SAID R/W N00°30'08"E 695.01' TO A 1/2" REBAR CAPPEDC(11281) MARKING THE SE CORNER OF SAID FORTY, THENCE ALONG THE SOUTH LINE OF SAID FORTY THE FOLLOWING BEARINGS AND DISTANCES: THENCE S88°20'56"W 214.87' TO A 1/2" REBAR CAPPEDC(11281), THENCE S88°14'17"W 214.97' TO A 1/2" REBAR CAPPEDC(11281), THENCE S88°15'13"W 214.72' TO A 1/2" REBAR CAPPEDC(11281), THENCE S88°24'03"W 644.45' TO THE POINT OF BEGINNING, CONTAINING 21.31 ACRES MORE OR LESS.

TRACT (2) COMMENCE AT A AXLE MARKING THE SW CORNER OF THE SE1/4-NW1/4 IN SECTION 7, T-12-S, R-2-E, THENCE N02°26'02"W 715.37' ALONG THE WEST LINE OF SAID FORTY TO A 1" PIPE ON THE SOUTHERLY BANK OF CALVERT PRONG LITTLE WARRIOR RIVER, THENCE LEAVING SAID FORTY LINE AND ALONG SAID BANK OF SAID RIVER THE FOLLOWING CHORD BEARINGS AND DISTANCES: THENCE S88°07'52"E 106.58' TO A POINT, THENCE S73°02'24"E 210.26' TO A POINT, THENCE S88°59'11"E 155.42' TO A POINT, THENCE N81°02'46"E 244.31' TO A POINT, THENCE N85°39'49"E 241.89' TO A POINT, THENCE S82°15'38"E 136.70' TO A 1/2" REBAR CAPPEDC(A-497-LS), SAID POINT BEING THE POINT OF BEGINNING, THENCE CONTINUING ALONG SAID BANK OF SAID RIVER S82°15'38"E 136.70' TO A 1/2" REBAR CAPPEDC(A-497-LS), THENCE LEAVING SAID BANK OF SAID RIVER S23°03'08"E 520.06' TO A 1/2" REBAR CAPPEDC(A-497-LS), THENCE S05°16'45"E 885.43' TO A 1/2" REBAR CAPPEDC(A-497-LS) ON THE NORTHERLY R/W OF HORTON MILL ROAD (60' R/W), THENCE A CHORD BEARING AND DISTANCE OF S85°57'35"W 359.68' ALONG SAID R/W TO A 1/2" REBAR CAPPEDC(A-497-LS), THENCE LEAVING SAID R/W N00°30'08"E 977.07' TO A 1/2" REBAR CAPPEDC(A-497-LS), THENCE N34°13'15"W 603.02' TO THE POINT OF BEGINNING, CONTAINING 10.03 ACRES MORE OR LESS.

GRAPHIC SCALE



(IN FEET)
1 inch = 100 ft.

GRID NORTH & BEARINGS SHOWN ARE IN REFERENCE TO NAD83 ALABAMA EAST ZONE STATE PLANE COORDINATES ESTABLISHED BY STATIC GPS, RTK, GPS AND CONVENTIONAL SURVEYING METHODS.

LEGEND

	TREE
	NAIL
	CALCULATED POINT, NO PIN SET OR FOUND
	CONCRETE MONUMENT
	CONCRETE MONUMENT WITH DISC
	EXISTING IRON PIN
	FORTY CORNER
	RAILROAD SPIKE
	CAPPED 1/2" REBAR (LS#21183)
	CAPPED 1/2" REBAR (CA-497-LS)
	RAILROAD TRACKS
	LINE NOT TO SCALE
	FENCE LINE
	CENTER LINE
	POWER POLE
	OVERHEAD ELECTRIC LINE

REVISIONS

NO. 21183

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