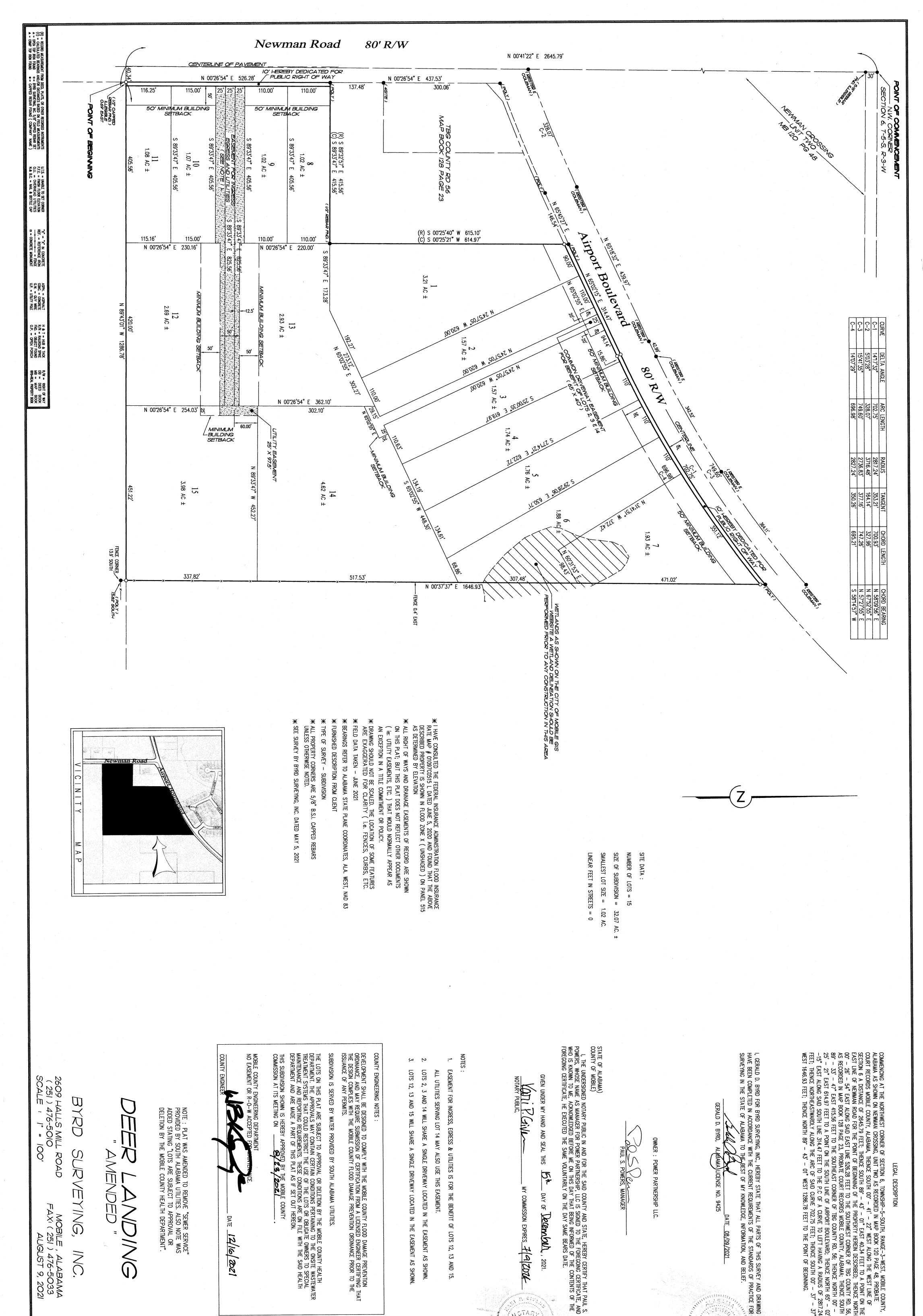
Inst. # 2021082638 Pages: 1 of 1 I certify this instrument filed on: 12/16/2021 1:40 PM Doc: MAP Don Davis, Judge of Probate Mobile County, AL Rec: \$13.00 Clerk: JHANCOCK



COMMENCING AT THE NORTHWEST CORNER OF SECTION 6, TOWNSHIP-5-SOUTH, RANGE-3-WEST, MOBILE COUNTY, ALABAMA AS SHOWN ON NEWMAN CROSSING, UNIT TWO AS RECORDED IN MAP BOOK 120 PAGE 48, PROBATE COURT RECORDS MOBILE COUNTY, ALABAMA, THENCE SOUTH 00° - 41° - 22° WEST ALONG THE WEST LINE OF SECTION 6 A DISTANCE OF 2645.79 FEET; THENCE SOUTH 89° - 43° - 01° EAST ALONG THE WEST LINE OF SECTION 10° - 26° - 54° EAST ALONG SAID EAST LINE 526.28 FEET TO THE PROPERTY HEREIN DESCRIBED; THENCE NORTH 00° - 33° - 47° EAST 415.56 FEET TO THE SOUTHEAST CORNER OF TBG COUNTY, ALABAMA; THENCE SOUTH 89° - 33° - 47° EAST 614.97 FEET TO THE SOUTHEAST CORNER OF TBG COUNTY, ALABAMA; THENCE SOUTH 25° - 21° EAST ALONG SAID SOUTH LINE 314.47 FEET TO THE SOUTH LINE OF AIRPORT BOULEVARD; THENCE NORTH 65° - 02° - 15° EAST ALONG SAID SOUTH LINE 314.47 FEET TO THE P.C OF A CURVE TO LEFT HAVING A RADIUS OF 2817.24 FEET; THENCE NORTH 68° - 43° - 43° - 43° - 43° - 43° - 37° WEST 1646.93 FEET; THENCE NORTH 89° - 43° - 01° WEST 1286.78 FEET TO THE POINT OF BEGINNING.

GERALD D. BYRD,

DATE 08/09/2021

PAUL S. POWERS, MANAGER

OWNER: POWER PARTNERSHIP

I, THE UNDERSIGNED NOTARY PUBLIC IN AND FOR THE SAID COUNTY AND STATE, HEREBY CERTIFY THAT PAUL S. POWERS, WHOSE NAME AS MANAGER FOR POWER PARTNERSHIP, LLC IS SIGNED TO THE FOREGOING CERTIFICATE, AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THIS DAY THAT BEING INFORMED OF THE CONTENTS OF THE FOREGOING CERTIFICATE, HE EXECUTED THE SAME VOLUNTARILY ON THE DAY SAME BEARS DATE.

GIVEN UNDER MY HAND AND SEAL THIS MY COMMISSION EXPIRES 7/9/2014 . DAY OF December

NOTARY PUBLIC,

- EASEMENT FOR INGRESS, EGRESS & UTILITIES IS FOR THE BENEFIT OF LOTS 12, 13 AND 15.
- ALL UTILITIES SERVING LOT 14 MAY ALSO USE THIS EASEMENT.
- LOTS 12, 13 AND 15 WILL SHARE A SINGLE DRIVEWAY LOCATED IN THE EASEMENT AS SHOWN.
- LOTS 2, 3 AND 14 WILL SHARE A SINGLE DRIVEWAY LOCATED IN THE EASEMENT AS SHOWN.

DEVELOPMENT SHALL BE DESIGNED TO COMPLY WITH THE MOBILE COUNTY FLOOD DAMAGE PREVENTION ORDINANCE, AND MAY REQUIRE SUBMISSION OF CERTIFICATION FROM A LICENSED ENGINEER CERTIFYING THAT THE DESIGN COMPLIES WITH THE MOBILE COUNTY FLOOD DAMAGE PREVENTION ORDINANCE PRIOR TO THE ISSUANCE OF ANY PERMITS.

SUBDIVISION IS SERVED BY WATER PROVIDED BY SOUTH ALABAMA UTILITIES.

THE LOTS ON THIS PLAT ARE SUBJECT TO APPROVAL OR DELETION BY THE MOBILE COUNTY HEALTH DEPARTMENT. THE APPROVALS MAY CONTAIN CERTAIN CONDITIONS PERTAINING TO THE ONSITE WASTEWATER TREATMENT SYSTEMS THAT COULD RESTRICT THE USE OF THE LOTS OR OBLIGATE OWNERS TO SPECIAL MAINTENANCE AND REPORTING REQUIREMENTS. THESE CONDITIONS ARE ON FILE WITH THE SAID HEALTH DEPARTMENT AND ARE MADE A PART OF THIS PLAT AS IF SET OUT HEREON.

DATE 12/16/2021

NOTE: PLAT WAS AMENDED TO REMOVE "SEWER SERVICE" PROVIDED BY SOUTH ALABAMA UTILITIES. ALSO NOTE WAS ADDED STATING "LOTS ARE SUBJECT TO APPROVAL OR DELETION BY THE MOBILE COUNTY HEALTH DEPARTMENT".

SURVEYING,

2609 HALLS MILL ROAD (251) 476-5010 SCALE : 1" = 100' MOBILE , ALABAMA FAX: (251) 476-5033 AUGUST 9, 2021