Plat Book R- Page 100

ROCKY FORD ESTATES

OWNER: JEFF BRYANT (THE ADDRESS BEING 850 CEDAR COVE, SOUTHSIDE, ALABAMA 35907)
LOCATED IN THE NE 1/4 OF THE SE 1/4 IN SECTION 12, TOWNSHIP 12 SOUTH, RANGE 7 EAST OF HUNTSVILLE MERIDIAN, ETOWAH COUNTY, ALABAMA
7.39 ACRES IN THE CITY OF HOKES BLUFF, ETOWAH COUNTY, ALABAMA

STATE OF ALABAMA
COUNTY OF ETOWAH

I, THE UNDERSIGNED, HEREBY APPROVE THE SUBDIVISION REPRESENTED HEREIN; SUBJECT TO CERTAIN CONDITIONS OF APPROVAL AS FILED WITH ABOVE NAMED HEALTH DEPARTMENT, WHICH SAID CONDITIONS ARE HEREBY MADE A PART OF SAID APPROVAL.

FOR THE ETOWAH COUNTY HEALTH DEPARTMENT
NAME Ralph Sehen PHE TITLE 1/24/00 DATE

STATE OF ALABAMA
COUNTY OF ETOWAH

I, THE UNDERSIGNED, HEREBY APPROVE THE SUBDIVISION REPRESENTED HEREIN, WITH THE EXCEPTIONS AS NOTED, IF ANY.

FOR THE HOKES BLUFF PLANNING COMMISSION

NAME _____ TITLE _____ DATE _____

STATE OF ALABAMA
COUNTY OF ETOWAH

FOR THE 278 WATER CO-OP AND SEWER BOARD – CAN AND WILL FURNISH WATER, WITH ADEQUATE PRESSURE, SUBJECT TO THE RULES AND REGULATIONS OF THE WATER AUTHORITY.

NAME Willis Wood TITLE Manager DATE 1-24-00

STATE OF ALABAMA
COUNTY OF ETOWAH

I, JERRY L. DOWDY, A REGISTERED PROFESSIONAL LAND SURVEYOR OF GADSDEN, ALABAMA, HEREBY REPORT THAT THE FOREGOING PLAT IS A TRUE AND CORRECT REPRESENTATION OF SURVEY AND SUBDIVISION IN THE NE 1/4 OF THE SE 1/4, SECTION 12, TOWNSHIP 12 SOUTH, RANGE 7 EAST OF HUNTSVILLE MERIDIAN, ETOWAH COUNTY, ALABAMA, AS EXECUTED ON THIS THE 27 DAY OF December 2000 IN ACCORDANCE WITH THE MINIMUM TECHNICAL STANDARDS FOR THE PRACTICE OF LAND SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

PROFESSIONAL LAND SURVEYOR AL. REG. #18979

STATE OF ALABAMA
COUNTY OF ETOWAH

I, THE UNDERSIGNED, Jeff Bryant BEING THE OWNER OF THE LANDS EMBRACED WITHIN THE FOREGOING PLAT, HEREBY RATIFY, CONFIRM AND ADOPT THE SAME AS BEING TRUE AND CORRECT. THIS THE 11 DAY OF January 2000.

STATE OF ALABAMA
COUNTY OF ETOWAH

Linda Long A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, HEREBY CERTIFY THAT JEFF BRYANT, WHOSE NAME IS SIGNED TO THE FOREGOING CONVEYANCE AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THIS DAY, THAT BEING INFORMED OF THE CONTENTS OF THE CONVEYANCE, HE EXECUTED THE SAME VOLUNTARILY ON THE DAY THE SAME BEARS DATE. GIVEN UNDER MY HAND AND SEAL THIS THE 11 DAY OF January 2000.

NOTARY PUBLIC

STATE OF ALABAMA
COUNTY OF ETOWAH

I, THE UNDERSIGNED, HEREBY ATTEST THE SUBDIVISION REPRESENTED HEREIN.

MAYOR DATE 01/11/2000

CITY CLERK DATE 01/11/2000

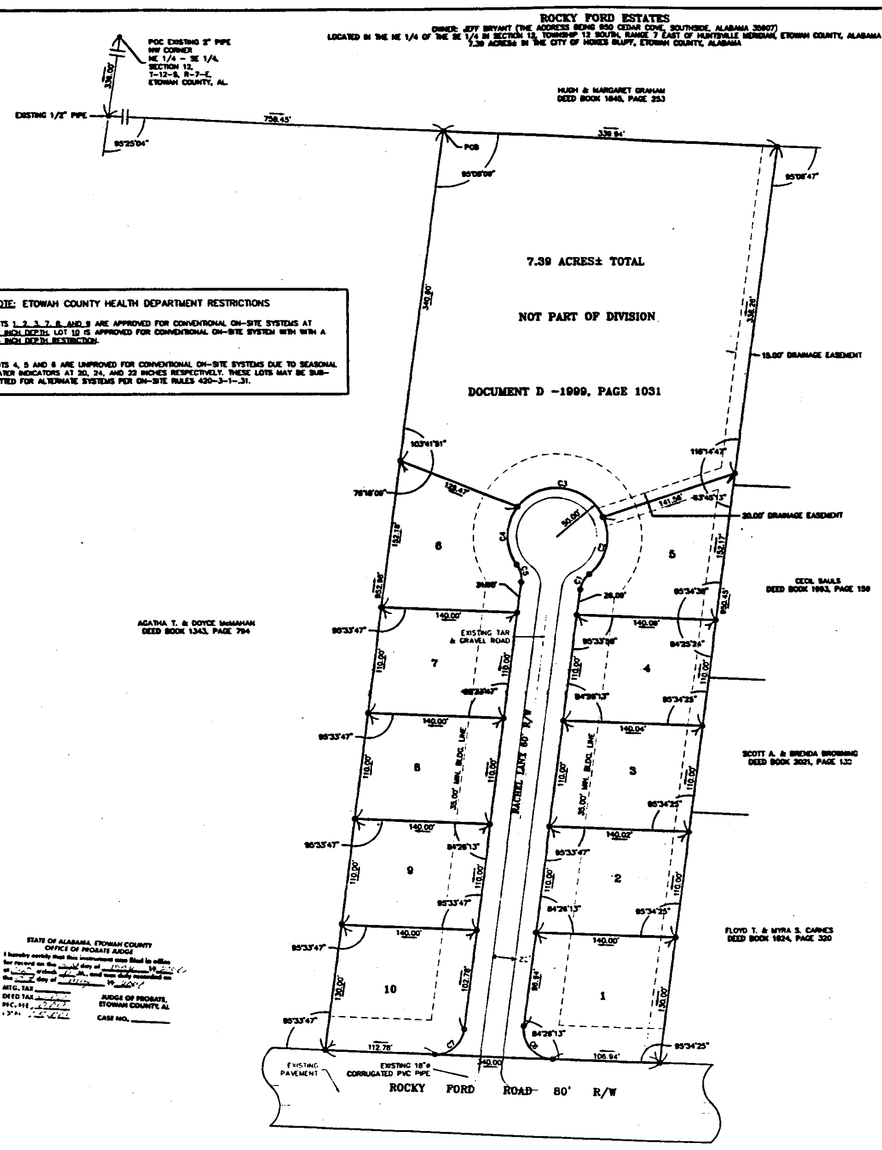
STATE OF ALABAMA
COUNTY OF ETOWAH

I, THE UNDERSIGNED, BEING THE COUNTY ENGINEER FOR ETOWAH COUNTY, HEREBY CERTIFY THAT THIS SUBDIVISION COMPLIES WITH THE REQUIREMENTS SET FORTH IN ETOWAH COUNTY.

COUNTY ENGINEER 2-25-00 DATE

STATE OF ALABAMA
COUNTY OF ETOWAH
LEGAL DESCRIPTION

Commence at an existing 2" pipe at the Northwest corner of the NE 1/4 of the SE 1/4, Section 12, T-12-S, R-7-East of Huntsville Meridian and run South, along the West line thereof, 338.00 feet to an existing 1/2" pipe; thence deflect 95°25'04" to the left and run Easterly, leaving said West line and along the south line of the lands described in Deed Book 1845, Page 253, Probate Office, Etowah County, Alabama, 758.45 feet to the point of beginning of the property described herein; thence continue Easterly, and along said south line, 336.94 feet to a point; thence deflect 95°08'45" to the right and run Southerly, along the west line of the lands described in Deed Book 1993, Page 159, Deed Book 2021, Page 139 and Deed Book 1924, Page 320, said Probate Office, 950.45 feet to the North R/W line of Rocky Ford Road (80' R/W); thence deflect right so as to form an interior angle of 95°34'25" and run Westerly, along said R/W, 340.00 feet to a point; thence deflect 95°33'47" to the right and run Northerly, leaving said R/W, 952.98 feet to the point of beginning. Said property being a portion of the NE 1/4 of the SE 1/4, Section 12, T-12-S, R-7-E, Etowah County, Alabama and contains 7.39 acres (more or less).



NOTE: ETOWAH COUNTY HEALTH DEPARTMENT RESTRICTIONS

LOTS 1, 2, 3, 7, 8, AND 9 ARE APPROVED FOR CONVENTIONAL ON-SITE SYSTEMS AT 22 INCH DEPTH. LOT 10 IS APPROVED FOR CONVENTIONAL ON-SITE SYSTEM WITH WITH A 24 INCH DEPTH RESTRICTION.

LOTS 4, 5 AND 6 ARE UNPROVED FOR CONVENTIONAL ON-SITE SYSTEMS DUE TO SEASONAL WATER INDICATORS AT 20, 24, AND 22 INCHES RESPECTIVELY. THESE LOTS MAY BE SUBMITTED FOR ALTERNATE SYSTEMS PER ON-SITE RULES 420-3-1-.31.

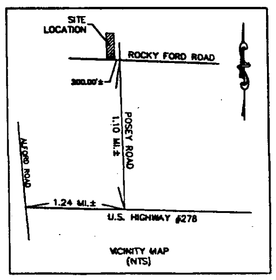
Restrictions-See Misc. 2000-2809

LEGEND

POC POINT OF COMMENCEMENT
POB POINT OF BEGINNING
● IRON PIN FOUND
○ IRON PIN SET
= EQUALS

CURVE TABLE

CURVE	LENGTH	RADIUS	Delta
C1	18.66'	25.00'	42°34'00"
C2	84.93'	30.00'	161°31'06"
C3	103.28'	30.00'	118°21'42"
C4	63.90'	30.00'	73°13'13"
C5	18.66'	25.00'	42°34'00"
C6	50.04'	30.00'	95°33'47"
C7	44.21'	30.00'	84°26'13"



GRAPHIC SCALE
120 60 0 60 180
(IN FEET)
1 inch = 60 feet

STATE OF ALABAMA, ETOWAH COUNTY
OFFICE OF PROBATE JUDGE
I hereby certify that this instrument was filed in office for record on the 11th day of March 19 2000 at 10:00 o'clock A.M., and was duly recorded on the 11th day of March 19 2000
MTG. TAX
DEED TAX
REC. FEE 12.00
TOTAL 12.00
JUDGE OF PROBATE, ETOWAH COUNTY AL
CASE NO.

REVISION #	REVISIONS	CORRECTED BY	CHECKED BY	DATE
1	REVISED PER CARR AND ASSOCIATES SPECIFICATIONS	MSH	JLD	12/10/99

LAND BOUNDARY SURVEY & LOT LAYOUT FOR ROCKY FORD ESTATES

DOWDY LAND SURVEYING SERVICES
308 NORTH HOOD AVENUE, GADSDEN, ALABAMA 35903
EMAIL – JDOWDY@CYBRTYME.COM

FILE NAME: LBSFINAL	PHONE 547-2300	SCALE 1"= 60'	FIELD BY: JLD
DISKETTE #0	FAX 547-3346	12/10/99	DRAWN BY: MSH

I, Jerry L. Dowdy, a Registered Land Surveyor in the State of Alabama, hereby report that the foregoing map or plat is true and correct as shown and has been completed in accordance with the requirements of the Minimum Technical Standards for the Practice of Land Surveying in the State of Alabama to the best of my knowledge, information and belief.

According to my survey this the 11 Day of December, 1999.

JERRY L. DOWDY AL. REG. #18979

SHEET No.

SHEET 1 OF 2

BUSINESS RECORDS CORPORATION