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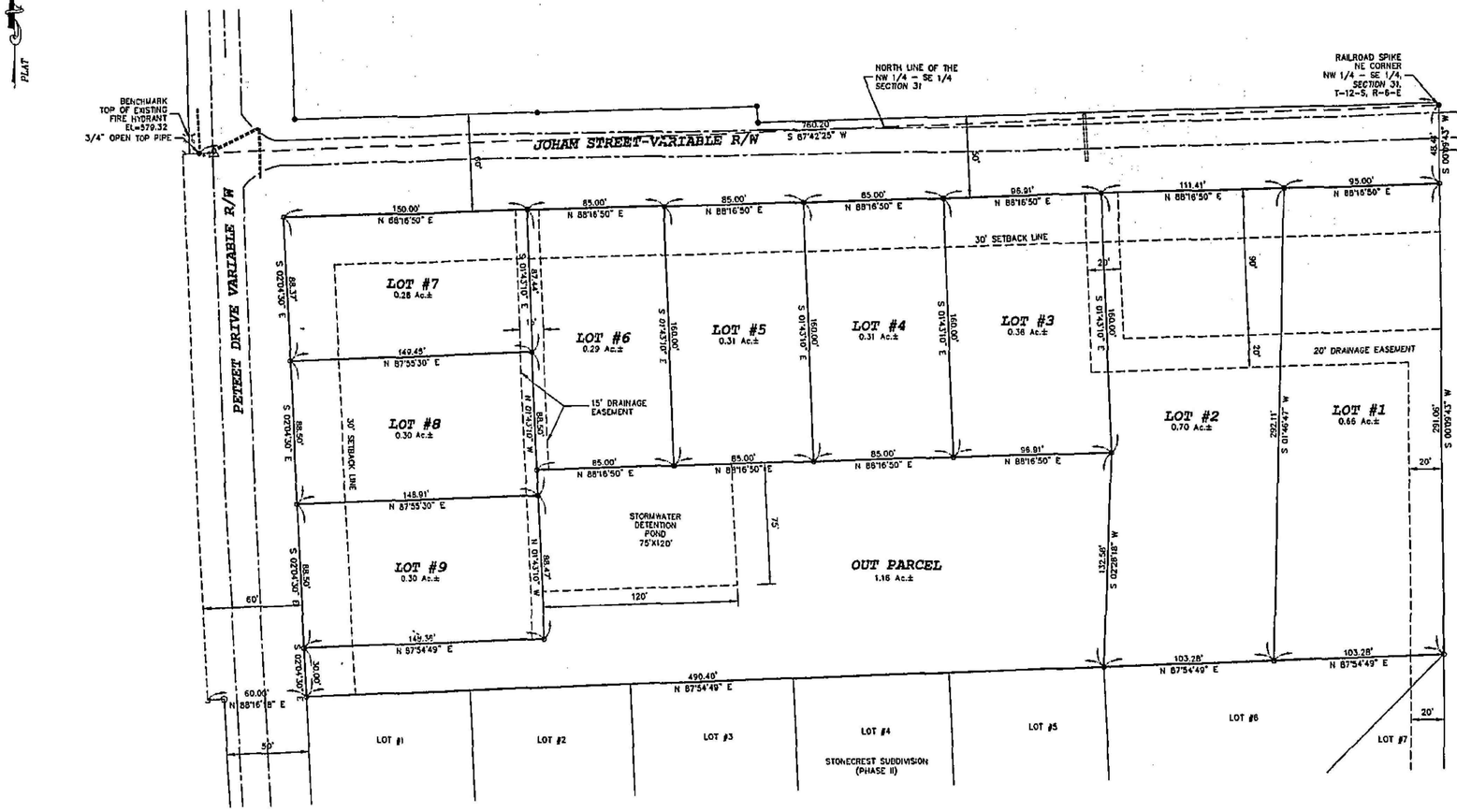
PETEET ESTATES–PHASE I

A RESIDENTIAL SUBDIVISION
LOCATED IN SECTION 31, T-12-S, R-6-E,
RAINBOW CITY, ETOWAH COUNTY, ALABAMA



OWNER'S CERTIFICATE AND DEDICATION. I, Victoria Barber, the undersigned, do hereby certify that I am the owner of and the only persons having any right, title, or interest in the land shown on the Plat of Peteet Estates–Phase I, and that the Plat presents a correct survey of the above described property made without consent, and that I hereby dedicate to the public use all the streets shown on said plat. The easements as shown on the plat are created for the installation and maintenance of public utilities. I hereby guarantee a clear title to all lands so dedicated from myself and my heirs or assignees forever, and have caused the same to be released from al encumbrances so that the title is clear, except as shown in the abstractor's certificate.

RESTRICTIONS: none

This 4th day of February 20 06

OWNER Victoria Barber OWNER _____

WITNESS Angie B. Bruce

SURVEYOR'S CERTIFICATE. I, Edale Perman Jr., the undersigned, do hereby certify that I am a professional land surveyor and civil engineer and that the annexed map of Peteet Estates–Phase I consisting of 1 sheet, correctly represents a survey made under my supervision on the 12th day of July, 2004.

Signature: E.D. Perman

License #: 20125

Witness: Mascey Bruce

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the subdivision plat for Peteet Estates–Phase I has been found to comply with the Subdivision Regulations for Rainbow City, Alabama with the exception of such variances, if any as noted in the minutes of the Planning Commission, and that it has been approved for recording in the office of the Probate Judge of Etowah County.

Approved as to form and legality this _____ day of _____ A.D., 20____

ATTEST:

Barbara D. Water
Clerk

Terry John Colburn
Mayor

Pursuant to the Rainbow City Subdivision Regulations all the requirements for approval have been fulfilled. This final plat was given Final Approval by the City of Rainbow City Planning Commission on

_____

Thomas R. Mann
Chairman, Planning Commission
acting

ETOWAH COUNTY HEALTH DEPARTMENT:
All lots contained in Peteet Estates (Phase I) must connect to public sewer. No onsite sewage treatment allowed. I hereby approve the within plat for the recording of same in the probate office of Etowah County, Alabama this the 27th day of February 20 06

Public Health Environmentalists

NOTE:
ALL LOTS ARE SUBJECT TO A 7.5'(FOOT) DRAINAGE EASEMENT EVENLY OFF EACH LOT LINE UNLESS OTHERWISE NOTED.

LEGEND

- ● IRON PIN FOUND
- ▫ IRON PIN SET WITH CAP (STAMPED "PECO CA0438LS")
- UP UTILITY POLE
- —x— EXISTING FENCE
- —O/E— OVERHEAD UTILITY
- P.O.C. POINT OF COMMENCEMENT
- P.O.B. POINT OF BEGINNING
- (R) RECORD (BEARING, DISTANCE, OR ANGLE)
- (M) MEASURED (BEARING, DISTANCE, OR ANGLE)
- △ TRAVERSE STATION
- ○ CALCULATED POINT
- PT PERCOLATION TEST HOLE
- TP TEST PIT OR SOIL BORING

STATE OF ALABAMA, ETOWAH COUNTY
OFFICE OF PROBATE JUDGE

I hereby certify that this instrument was filed in office for record on the 6th day of Feb 20 06 at 2:20 o'clock P.M. and was duly recorded on the 6th day of Feb 20 06

DEED TAX 9.00
REC. FEE 10.00
TOTAL 19.00

JUDGE OF PROBATE,
ETOWAH COUNTY, AL

GRAPHIC SCALE

40 0 20 40 80 160

(IN FEET)
1 inch = 40 ft.

1/24/06
DATE

E.D. Perman
SIGNATURE

ALABAMA REGISTERED No.20125 PROFESSIONAL ENGINEER AND LAND SURVEYOR EDWARD D. PERMAN JR.
SEAL

NO.	DATE	REVISIONS	DWN	CKD	APPRVD

DRAWN BY MSH	DATE	CHECKED BY EOP	DATE
DESIGNED BY EOP	DATE	FIELD SURVEY BY MH, BY	FIELD SURVEY DATE

PECO PERMAN ENGINEERING CO.
Civil Engineering & Surveying
2425 Lumbley Rd.
Rainbow City, Al. 35906
Tel. (256) 413-0433
Fax: (256) 442-0161
E-mail: PECO@CYBERTIME.COM

PETEET ESTATES
PHASE-I
RAINBOW CITY, AL

DEVELOPER
VICTORIA BARBER

SCALE: 1"= 40'	DRAWING NO. S040712-017	
DATE: 1/11/06	CONTRACT S040712	REV. 0

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