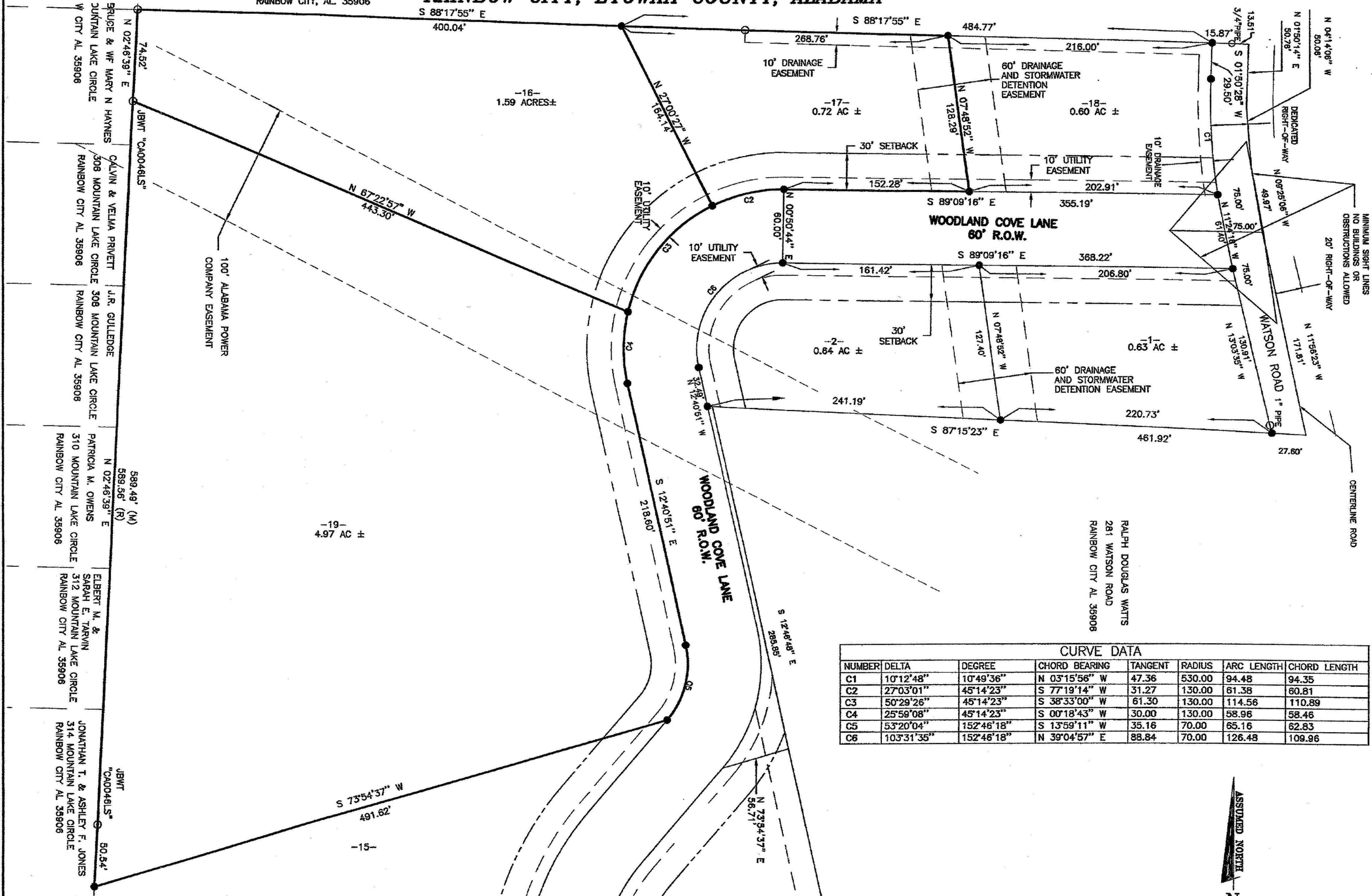


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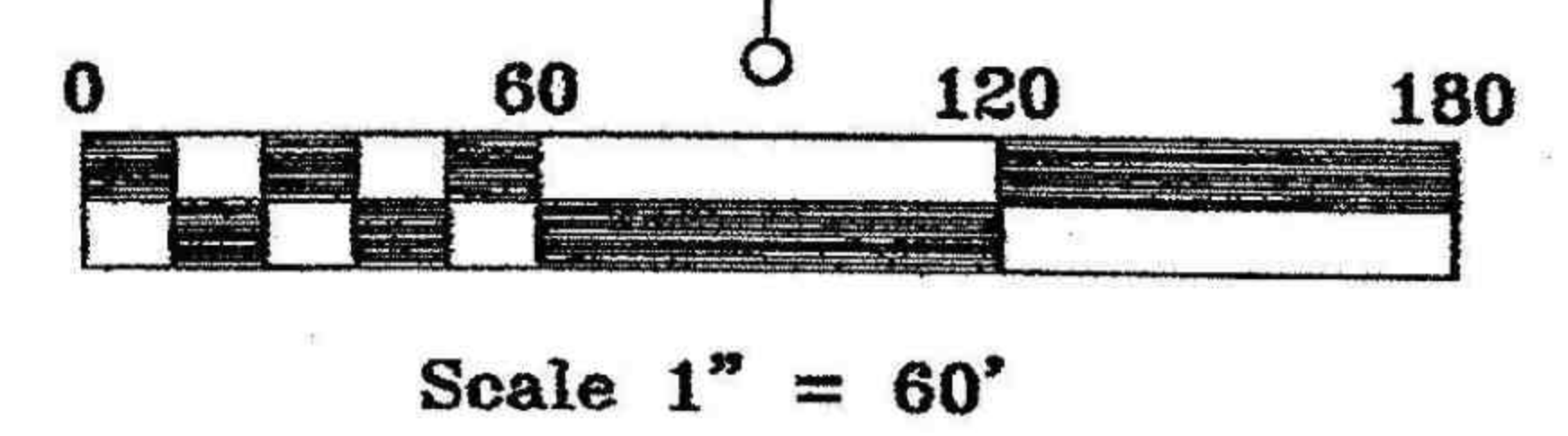
**REARRANGEMENT OF LOT 16 WOODLAND COVE AND  
LOTS 17 & 19 WOODLAND COVE, ADDITION 1  
A RESIDENTIAL SUBDIVISION LOCATED IN SECTION 1  
TOWNSHIP 13 SOUTH, RANGE 5 EAST  
RAINBOW CITY, ETOWAH COUNTY, ALABAMA**

PLAT BOOK M PAGE 4

AUDIE L. HARRIS  
255 WATSON ROAD  
RAINBOW CITY, AL. 35906



NUMBER	DELTA	DEGREE	CHORD BEARING	TANGENT	RADIUS	ARC LENGTH	CHORD LENGTH
C1	10°12'48"	10°49'36"	N 03°15'56" W	47.36	530.00	94.48	94.35
C2	27°03'01"	45°14'23"	S 77°19'14" W	31.27	130.00	61.38	60.81
C3	50°28'26"	45°14'23"	S 38°33'00" W	61.30	130.00	114.56	110.89
C4	25°58'08"	45°14'23"	S 00°18'43" W	30.00	130.00	58.96	58.48
C5	53°20'04"	152°46'18"	S 13°59'11" W	35.16	70.00	65.16	62.83
C6	103°31'35"	152°46'18"	N 39°04'57" E	88.84	70.00	126.48	109.86



**OWNER'S CERTIFICATE AND DEDICATION**

We, the undersigned, Brett Watts, Florence Watts and James E. Watts & Sons, Contractors, Inc. do hereby certify that we are the owners of and the only people having any right, title, or interest in the land shown on the Plat of the Rearrangement of Lot 16 Woodland Cove and Lots 17 & 19 Woodland Cove, Addition 1 and that the Plat presents a correct survey of the described property made without consent, and that we 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. We hereby guarantee a clear title to all lands so dedicated from ourselves and our heirs or assigns forever, and have caused the same to be released from all encumbrances so that the title is clear, except as shown in the abstractor's certificate.

**ETOWAH COUNTY HEALTH DEPARTMENT CERTIFICATION**

This Subdivision meets the approval of Etowah County Health Department subject to certain conditions of approval and/or lot deletions on file with said Health Department, which conditions are made a part of this approval as if set out hereon. This Subdivision is served by Public Water provided by the Utility Board of Rainbow City.

Approved By: *[Signature]* Date: 12/8/11  
Etowah County Health Department

This the 12<sup>th</sup> day of April, 2011.

OWNER *[Signature]* Brett Watts, BRETT WATTS, PRESIDENT  
OWNER *[Signature]* Florence Watts, FLORENCE WATTS, SECRETARY

**STATE OF ALABAMA, COUNTY OF ETOWAH**

I, *[Signature]* as Notary Public in and for said County and State hereby certify that Brett Watts, Florence Watts and Brett Watts, as president, and Florence Watts, as secretary, of James E. Watts & Sons, Contractors, Inc. whose names as owners of the Rearrangement of Lot 16 Woodland Cove and Lots 17 & 19 Woodland Cove Addition 1 have signed the foregoing instrument, and who are known to me, acknowledged before me on this date, that being informed of the contents, have executed the same voluntarily on the day the same bears date. Witness my hand and seal this 12 day of April, 2011.

My commission expires \_\_\_\_\_  
NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: May 9, 2011  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

*[Signature]*  
A Notary Public

**SURVEYOR'S CERTIFICATE**

I, Maurice J. Wildman, the undersigned, do hereby certify that I am a professional land surveyor and that the annexed map of the Rearrangement of Lot 16 Woodland Cove and Lots 17 & 19 Woodland Cove Addition 1 consisting of 1 sheet, correctly represents a survey made under my supervision on the 23rd day of February 2011; and that all of the monuments shown hereon actually exist and their positions are correctly shown. I further certify that all parts of this survey and drawing have been completed in accordance with the Standards of Practice for Surveying in the State of Alabama, to the best of my knowledge, information and belief.



*[Signature]*  
MAURICE J. WILDMAN  
ALABAMA REG. No. 22684

**ZONING REQUIREMENTS**

DIVISION 3, SECTION 50  
R-1 SINGLE FAMILY RESIDENTIAL DISTRICT

LOT SIZE  
MINIMUM LOT AREA - 12750 SQ. FT.  
MINIMUM LOT WIDTH - 85 FEET

SETBACKS  
FRONT YARD - 30 FEET MINIMUM  
SIDE YARD - 10 FEET MIN.  
REAR YARD - 30 FEET MINIMUM

OTHER APPLICABLE REQUIREMENTS  
1) MAX. BUILDING HEIGHT - 35 FEET  
2) SEE ZONING REGULATIONS FOR  
-OFF STREET PARKING 170-189  
-SCREENING AND BUFFER YARD 190-209  
-SIGN REGULATIONS 210-299

**CERTIFICATION OF APPROVAL FOR RECORDING**

I hereby certify that the subdivision plat for the Rearrangement of Lot 16 Woodland Cove and Lots 17 & 19 Woodland Cove Addition 1 comply with the Subdivision Regulations for Rainbow City, Alabama with the exception of such variances, if any, as are 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.

Date: \_\_\_\_\_  
ATTEST: *[Signature]* Kately Hill, SECRETARY  
BY: *[Signature]* Shanna R Moon, CHAIRMAN  
Approved as to form and legality this 26<sup>th</sup> day of April, A.D., 2011.

STATE OF ALABAMA, ETOWAH COUNTY  
OFFICE OF PROBATE JUDGE

I hereby certify that this instrument was filed in office for record on the 3 day of Dec, 2011 at 9:20 o'clock A.M., and was duly recorded on the 8 day of Dec, 2011.

DEED TAX 10.00 JUDGE OF PROBATE,  
REC. FEE 10.00 ETOWAH COUNTY, AL  
TOTAL 20.00

NOTE: WOODLAND COVE  
LOTS 3-16 RECORDED  
IN PLAT BOOK L, PAGE 9  
WOODLAND COVE ADDITION 1  
RECORDED IN PLAT BOOK L, PAGE 65

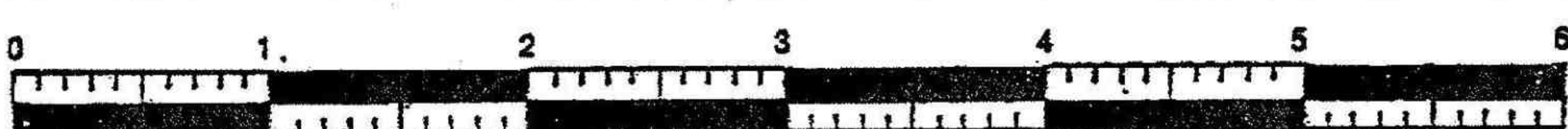
S-25146 11-1-12

**JBW&T**  
Jones, Blair,  
Waldrup and Tucker, Inc.  
Consulting Engineers  
and Land Surveyors  
306 No. Fifth Street - P.O. Box 631 - Gadsden, AL. 35902  
Phone 256-547-6379 Fax 256-547-3464

**REARRANGEMENT OF LOT 16 WOODLAND COVE AND  
LOTS 17 & 19 WOODLAND COVE, ADDITION 1**

FOR  
**BRETT WATTS**

DRAWN MDG,JMN APPROVED SCALE 1"=50' DATE 4-12-11



File name: Q:\25146\25146.DWG