S-2744 B

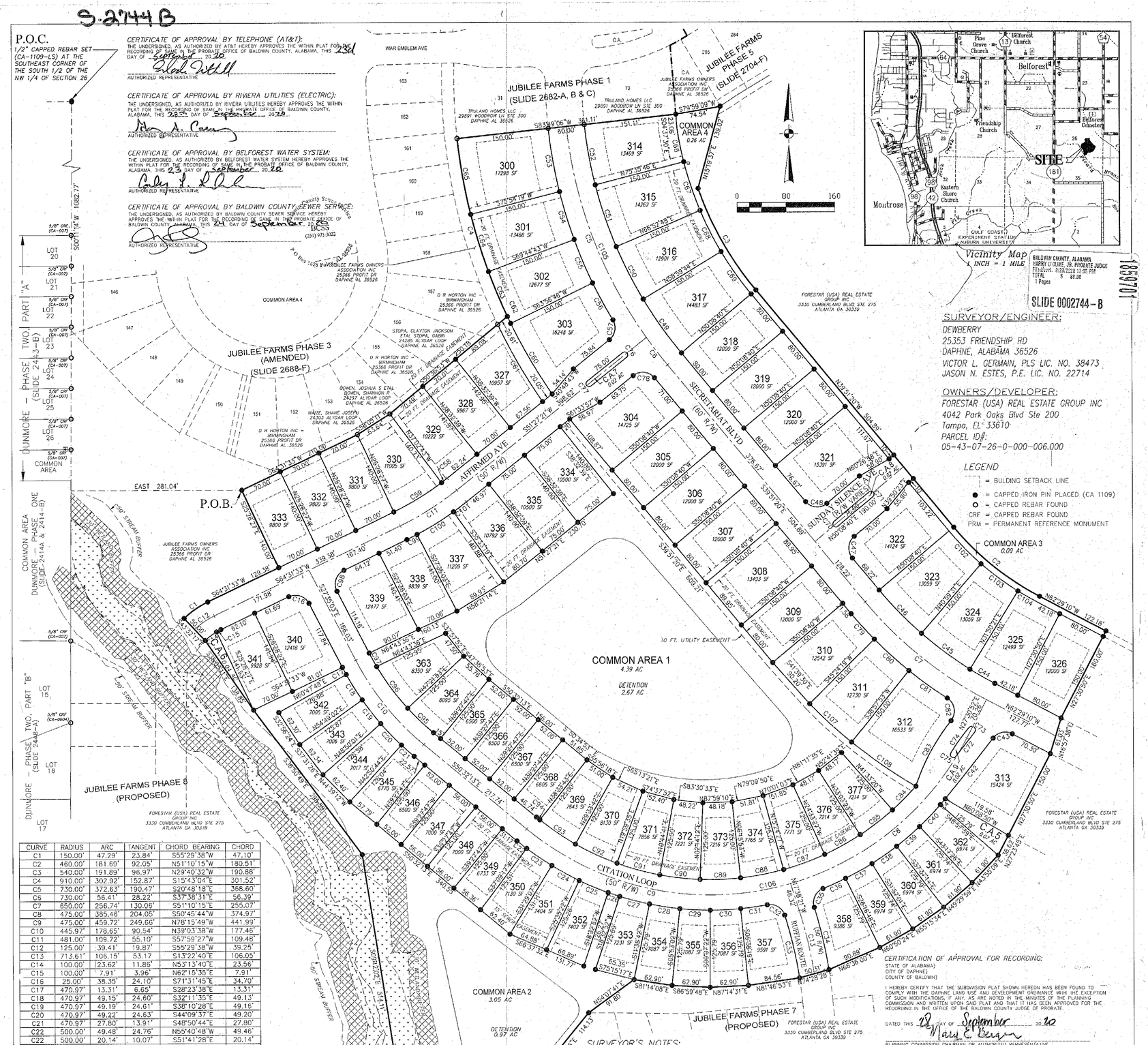
P.O.C.
1/2" CAPPED REBAR SET (CA-1109-LS) AT THE SOUTHEAST CORNER OF THE SOUTH 1/2 OF THE NW 1/4 OF SECTION 26

CERTIFICATE OF APPROVAL BY TELEPHONE (AT&T):
THE UNDERSIGNED, AS AUTHORIZED BY AT&T HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS 23rd DAY OF September, 20.20
AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL BY RIVIERA UTILITIES (ELECTRIC):
THE UNDERSIGNED, AS AUTHORIZED BY RIVIERA UTILITIES HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS 23rd DAY OF September, 2020.
AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL BY BELFOREST WATER SYSTEM:
THE UNDERSIGNED, AS AUTHORIZED BY BELFOREST WATER SYSTEM HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS 23 DAY OF September, 20.20
AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL BY BALDWIN COUNTY SEWER SERVICE:
THE UNDERSIGNED, AS AUTHORIZED BY BALDWIN COUNTY SEWER SERVICE HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS 24 DAY OF September, 20.20
AUTHORIZED REPRESENTATIVE



BALDWIN COUNTY, ALABAMA
HARRY D. OLIVE JR. PROBATE JUDGE
Filed/Cert. 9/23/2020 12:35 PM
TOTAL $ 68.00
1 Pages
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SLIDE 0002744-B

SURVEYOR/ENGINEER:
DEWBERRY
25353 FRIENDSHIP RD
DAPHNE, ALABAMA 36526
VICTOR L. GERMAIN, PLS LIC. NO. 38473
JASON N. ESTES, P.E. LIC. NO. 22714

OWNERS/DEVELOPER:
FORESTAR (USA) REAL ESTATE GROUP INC
4042 Park Oaks Blvd Ste 200
Tampa, FL 33610
PARCEL ID#:
05-43-07-26-0-000-006.000

LEGEND
= BULDING SETBACK LINE
● = CAPPED IRON PIN PLACED (CA 1109)
○ = CAPPED REBAR FOUND
CRF = CAPPED REBAR FOUND
PRM = PERMANENT REFERENCE MONUMENT

CURVE	RADIUS	ARC	TANGENT	CHORD BEARING	CHORD
C1	150.00'	47.29'	23.84'	S55°29'38"W	47.10'
C2	460.00'	181.69'	92.05'	N51°10'15"W	180.51'
C3	540.00'	191.89'	96.97'	N29°40'32"W	190.88'
C4	910.00'	302.92'	152.87'	S15°43'04"E	301.52'
C5	730.00'	372.63'	190.47'	S20°48'18"E	368.60'
C6	730.00'	56.41'	28.22'	S37°38'31"E	56.39'
C7	650.00'	256.74'	130.06'	S51°10'15"E	255.07'
C8	475.00'	385.46'	204.05'	S50°45'44"W	374.97'
C9	475.00'	459.72'	249.66'	N78°15'49"W	441.99'
C10	445.97'	178.65'	90.54'	N39°03'38"W	177.46'
C11	481.00'	109.72'	55.10'	S57°59'27"W	109.48'
C12	125.00'	39.41'	19.87'	S55°29'38"W	39.25'
C13	713.61'	106.15'	53.17'	S13°22'40"E	106.05'
C14	100.00'	23.62'	11.86'	N53°13'40"E	23.56'
C15	100.00'	7.91'	3.96'	N62°15'35"E	7.91'
C16	25.00'	38.35'	24.10'	S71°31'45"E	34.70'
C17	470.97'	13.31'	6.65'	S28°23'38"E	13.31'
C18	470.97'	49.15'	24.60'	S32°11'35"E	49.13'
C19	470.97'	49.19'	24.61'	S38°10'28"E	49.16'
C20	470.97'	49.22'	24.63'	S44°09'37"E	49.20'
C21	470.97'	27.80'	13.91'	S48°50'44"E	27.80'
C22	500.00'	49.48'	24.76'	N55°40'48"W	49.46'
C23	500.00'	20.14'	10.07'	S51°41'28"E	20.14'
C24	500.00'	49.48'	24.76'	S55°40'48"E	49.46'
C25	500.00'	51.45'	25.75'	S61°27'46"E	51.43'
C26	500.00'	51.45'	25.75'	S67°21'30"E	51.43'
C27	500.00'	20.00'	10.00'	S71°27'08"E	20.00'
C28	500.00'	50.24'	25.14'	S75°28'36"E	50.21'
C29	500.00'	50.28'	25.16'	S81°14'08"E	50.26'
C30	500.00'	50.28'	25.16'	S86°59'48"E	50.26'
C31	500.00'	50.28'	25.16'	N87°14'31"E	50.26'
C32	500.00'	43.94'	21.98'	N81°50'38"E	43.92'
C33	25.00'	36.23'	22.13'	S59°09'23"E	33.14'
C34	688.61'	105.24'	52.72'	S13°15'39"E	105.14'
C35	738.61'	104.53'	52.35'	N13°23'19"W	104.44'
C36	25.00'	37.45'	23.25'	N25°28'31"E	34.05'
C37	500.00'	40.78'	20.40'	N66°03'24"E	40.77'
C38	500.00'	49.48'	24.76'	N60°53'06"E	49.46'
C39	500.00'	49.48'	24.76'	N55°12'53"E	49.46'
C40	500.00'	49.48'	24.76'	N49°32'40"E	49.46'
C41	500.00'	12.39'	6.19'	N40°19'46"E	12.39'
C42	3860.00'	126.76'	63.38'	N38°40'45"E	126.75'
C43	25.00'	35.02'	21.07'	N77°23'11"E	32.22'
C44	620.00'	46.81'	23.41'	N60°19'25"W	46.80'
C45	620.00'	99.04'	49.63'	N53°35'04"W	98.94'
C46	620.00'	99.04'	49.63'	N44°25'54"W	98.94'
C47	25.00'	39.27'	25.00'	N05°08'40"E	35.36'
C48	25.00'	39.27'	25.00'	N84°51'20"W	35.36'
C49	700.00'	108.14'	54.18'	N35°25'48"W	108.03'
C50	700.00'	96.33'	48.24'	N27°03'44"W	96.25'
C51	700.00'	106.49'	53.35'	N18°45'43"W	106.38'
C52	700.00'	100.46'	50.31'	N10°17'34"W	100.37'
C53	760.00'	104.96'	52.57'	S10°08'17"E	104.88'
C54	760.00'	81.71'	40.89'	S17°10'29"E	81.67'
C55	760.00'	76.92'	38.49'	S23°09'16"E	76.89'
C56	760.00'	68.91'	34.48'	S28°39'05"E	68.89'
C57	25.00'	36.09'	22.00'	S10°06'12"W	33.03'
C58	456.00'	11.93'	5.96'	S52°12'19"W	11.93'
C59	456.00'	92.09'	46.20'	S58°44'25"W	91.94'
C60	910.00'	133.64'	66.94'	S30°15'40"E	133.52'
C61	930.00'	145.95'	73.13'	S30°03'36"E	145.80'
C62	910.00'	12.70'	6.35'	S25°39'15"E	12.70'
C63	910.00'	79.40'	39.73'	S22°45'16"E	79.38'
C64	910.00'	97.84'	48.97'	S17°10'29"E	97.79'
C65	910.00'	125.68'	62.94'	S10°08'17"E	125.58'
C66	550.00'	55.87'	27.96'	S11°29'39"E	55.84'
C67	550.00'	83.67'	41.92'	S18°45'43"E	83.59'
C68	550.00'	75.68'	37.90'	S27°03'44"E	75.63'
C69	550.00'	84.97'	42.57'	S35°25'48"E	84.88'
C70	5.00'	15.71'	0.00'	S39°51'20"E	10.00'
C71	5.00'	15.71'	0.00'	N39°51'20"W	10.00'
C72	2543.45'	50.81'	25.41'	N38°03'53"E	50.81'

CURVE	RADIUS	ARC	TANGENT	CHORD BEARING	CHORD
C73	6.00'	18.53'	228.04'	N51°00'02"W	12.00'
C74	315.03'	51.66'	25.89'	S35°48'32"W	51.60'
C75	5.00'	15.05'	76.02'	S55°07'34"E	9.98'
C76	5.00'	15.71'	0.00'	N38°32'39"W	10.00'
C77	5.00'	15.71'	0.00'	S38°32'39"E	10.00'
C78	25.00'	38.70'	24.43'	S84°11'59"E	34.95'
C79	680.00'	56.25'	28.14'	S42°13'30"E	56.23'
C80	680.00'	76.44'	38.26'	S47°48'54"E	76.40'
C81	680.00'	77.31'	38.70'	S54°17'32"E	77.27'
C82	25.00'	42.01'	27.90'	S09°24'39"E	37.24'
C83	345.03'	122.53'	61.92'	S28°33'13"W	121.89'
C84	450.00'	54.44'	27.26'	S44°58'42"W	54.41'
C85	450.00'	66.75'	33.44'	S52°41'39"W	66.69'
C86	450.00'	66.75'	33.44'	S61°11'35"W	66.69'
C87	450.00'	71.86'	36.01'	S70°01'03"W	71.79'
C88	450.00'	71.81'	35.98'	S79°09'50"W	71.73'
C89	450.00'	66.77'	33.45'	S87°59'10"W	66.71'
C90	450.00'	66.82'	33.47'	N83°30'33"W	66.76'
C91	450.00'	72.64'	36.40'	N74°37'52"W	72.56'
C92	450.00'	75.15'	37.66'	N65°13'21"W	75.06'
C93	450.00'	70.69'	35.42'	N55°56'18"W	70.62'
C94	450.00'	7.08'	3.54'	N50°59'15"W	7.08'
C95	420.97'	58.06'	29.07'	N48°35'10"W	58.01'
C96	420.97'	85.52'	42.91'	N36°48'50"W	85.37'
C97	420.97'	25.07'	12.54'	N29°17'24"W	25.06'
C98	25.00'	40.19'	25.94'	N18°28'15"E	36.00'
C99	506.00'	18.64'	9.32'	N63°28'15"E	18.63'
C100	506.00'	70.40'	35.25'	N58°25'49"E	70.34'
C101	506.00'	26.39'	13.20'	N52°57'01"E	26.39'
C102	470.00'	75.08'	37.62'	S44°25'54"E	75.00'
C103	470.00'	75.08'	37.62'	S53°35'04"E	75.00'
C104	470.00'	35.48'	17.75'	S60°19'25"E	35.47'
C105	730.00'	429.04'	220.91'	S23°01'07"E	422.89'
C106	475.00'	845.19'	586.04'	N78°29'19"E	738.02'
C107	830.00'	93.30'	46.70'	S47°48'54"E	93.25'
C108	830.00'	127.50'	63.88'	S55°26'10"E	127.38'

SURVEYOR'S NOTES:
1. ALL MEASUREMENTS WERE MADE IN ACCORDANCE WITH U.S. STANDARDS.
2. DESCRIPTION AS FURNISHED BY CLIENT.
3. THERE MAY BE RECORDED OR UNRECORDED DEEDS, EASEMENTS, RIGHT-OF-WAYS, OR OTHER INSTRUMENTS WHICH COULD AFFECT THE BOUNDARIES OF SAID PROPERTIES.
4. THERE WAS NO ATTEMPT TO DETERMINE THE EXISTENCE, LOCATION, OR EXTENT OF ANY SUB-SURFACE FEATURES.
5. THE LINES REPRESENTING THE CENTERLINE AND RIGHT-OF-WAYS OF THE STREETS ARE SHOWN FOR VISUAL PURPOSES ONLY AND WERE NOT SURVEYED UNLESS RIGHT-OF-WAY MONUMENTATION IS ALSO SHOWN.
6. SURVEY WAS CONDUCTED ON MAY 2017; AND IS RECORDED IN AN ELECTRONIC DATA FILE.
7. BEARINGS AND DISTANCES SHOWN HEREON WERE "COMPUTED" FROM ACTUAL FIELD TRAVERSES.
8. BEARINGS ARE BASED ON STATE PLANE GRID COORDINATES ALABAMA WEST ZONE 0102 (NAD 83 DATUM).
9. THE ELEVATIONS SHOWN HEREON ARE RELATED TO MEAN SEA LEVEL (NAVD 88), USING GEOID03.
10. ALL GPS OBSERVATIONS WERE TAKEN USING REAL TIME KINEMATIC (RTK) GPS.
11. THIS SURVEY IS BASED UPON MONUMENTATION FOUND IN PLACE AND DOES NOT PURPORT TO BE A RETRACEMENT AND PROPORTIONING OF THE ORIGINAL GOVERNMENT SURVEY.

GENERAL NOTES:
1. FOR THE LOCATION OF ALL UTILITIES, SEE CONSTRUCTION PLANS.
2. 5 FT. CONCRETE SIDEWALKS TO BE INSTALLED BY CONTRACTOR AT THE TIME OF HOUSE CONSTRUCTION.
3. STORMWATER DETENTION AREAS AND COMMON AREAS ARE NOT THE RESPONSIBILITY OF CITY OF DAPHNE BUT SHALL BE MAINTAINED BY THE JUBILEE FARMS HOMEOWNERS ASSOCIATION.
4. COMMON AREAS ARE NOT INTENDED TO BE BUILDABLE LOTS FOR CONVERSION TO RESIDENTIAL USE.
5. ALL UTILITIES WILL BE CONSTRUCTED UNDERGROUND.
6. THERE IS DEDICATED HEREWITH A 10 FOOT UTILITY EASEMENT ON ALL LOT LINES AND COMMON AREAS ADJACENT TO RIGHT-OF-WAYS AND A 10' UTILITY EASEMENT ALONG ALL SIDE LOT LINES (5' ON EACH SIDE) UNLESS NOTED OTHERWISE.
7. ON CORNER LOTS, THE BUILDING ORIENTATION WILL DICTATE THE FRONT, REAR, INTERIOR SIDE, AND CORNER YARD SETBACKS AND WILL BE VERIFIED DURING THE BUILDING PERMIT PROCESS.
8. THE CITY OF DAPHNE RESERVES THE RIGHT TO REQUIRE THE MAINTENANCE OF ALL PRIVATE DRAINAGE FACILITIES TO PREVENT POTENTIAL FLOODING AND/OR ELIMINATE PUBLIC HEALTH AND SAFETY THREATS OR NUISANCE CAUSED BY SAID DRAINAGE FACILITIES.
9. ALL SIDEWALKS WITHIN THIS DEVELOPMENT SHALL BE ADA COMPLIANT.
10. THE DEVELOPER WILL CONSTRUCT SIDEWALKS ADJACENT TO ALL COMMON AREAS PRIOR TO FINAL PLAT APPLICATION AND PROVIDE A SIDEWALK INSTALLATION AGREEMENT AND BOND ON ALL REMAINING SIDEWALKS ADJACENT TO BUILDABLE LOTS.
11. THIS SUBDIVISION IS PART OF A MULTI-PHASE DEVELOPMENT. A MASTER PLAN ILLUSTRATING THE OVERALL DEVELOPMENT IS ON FILE IN THE DEPARTMENT OF COMMUNITY DEVELOPMENT.
12. THE MINIMUM FINISHED FLOOR ELEVATION ON ALL LOTS SHALL BE 18" ABOVE THE HIGHEST ADJACENT CENTERLINE OF THE ROADWAY.
13. AN EASEMENT MAY SERVE AS THE BUILDING SETBACK LINE WHEN THE WIDTH OF THE EASEMENT IS GREATER THAN OR EQUAL TO THE WIDTH OF THE REQUIRED SETBACK.
14. ALL DRAINAGE PIPES OUTSIDE OF THE ROW ARE TO BE MAINTAINED BY THE JUBILEE FARMS POA.
15. THERE IS DEDICATED HEREWITH A 10 FOOT DRAINAGE EASEMENT ALONG THE REAR OF ALL LOTS AND A 10 FOOT DRAINAGE EASEMENT ALONG ALL SIDE LOT LINES (5' ON EACH SIDE).

FLOOD CERTIFICATE:
THIS PROPERTY LIES WITHIN ZONE "X" (UNSHADED) AS SCALED FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP OF BALDWIN COUNTY, ALABAMA, MAP NUMBER 01003C0255M, COMMUNITY NUMBER 010008, PANEL NUMBER 0155, SUFFIX M, MAP REVISED DATE APRIL 18, 2019.

SITE DATA
CURRENT ZONING: P.U.D.
MINIMUM LOT SIZE: 6,500 S.F.
LIN. FT. STREETS: 4,026 LF
SMALLEST LOT: 6,500 S.F.
LARGEST LOT: 17,298 S.F.
COMMON AREA: 7.99 AC
4.91 AC (16% OPEN SPACE)
3.08 AC (10% NATURAL)
NUMBER OF LOTS: 78
DENSITY: 3.47 Lots/Acre
TOTAL ACRES: 30.98 AC.

REQUIRED SETBACKS:

(LOTS 300-326)
FRONT: 30 FT
REAR: 30 FT
SIDE: 10 FT
SIDE STREET: 20 FT

(LOTS 327-341)
FRONT: 30 FT
REAR: 30 FT
SIDE: 6 FT
SIDE STREET: 20 FT

(LOTS 342-377)
FRONT: 25 FT
REAR: 25 FT
SIDE: 6 FT
SIDE STREET: 15 FT

WATER SERVICE: BELFOREST WATER SYSTEM
SEWER SERVICE: BALDWIN COUNTY SEWER SERVICE
ELECTRIC SERVICE: RIVIERA UTILITIES
TELEPHONE SERVICE: AT&T

SURVEYOR'S CERTIFICATE:
STATE OF ALABAMA
COUNTY OF BALDWIN

WE, DEWBERRY, A FIRM OF LICENSED ENGINEERS AND LAND SURVEYORS OF DAPHNE, ALABAMA, HEREBY STATE THAT THE ABOVE IS A CORRECT MAP OR PLAT OF THE FOLLOWING DESCRIBED PROPERTY SITUATED IN BALDWIN COUNTY, ALABAMA, TO-WIT:

COMMENCE AT A 1/2 INCH CAPPED REBAR SET (CA-1109-LS) AT THE SOUTHEAST CORNER OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA AND RUN THENCE SOUTH 00 DEGREES 11 MINUTES 14 SECONDS WEST, A DISTANCE OF 1062.77 FEET; THENCE RUN EAST, A DISTANCE OF 281.04 FEET TO THE POINT OF BEGINNING; THENCE RUN SOUTH 25°28'27" EAST, A DISTANCE OF 140.00 FEET; THENCE RUN SOUTH 64°31'33" WEST, A DISTANCE OF 129.38 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 150.00 FEET, AN ARC LENGTH OF 47.29 FEET, (CHORD BEARS SOUTH 55°29'38" WEST, A DISTANCE OF 47.10 FEET); THENCE RUN SOUTH 43°32'17" EAST, A DISTANCE OF 50.00 FEET; THENCE RUN SOUTH 35°03'11" EAST, A DISTANCE OF 138.85 FEET; THENCE RUN SOUTH 36°50'49" EAST, A DISTANCE OF 295.59 FEET; THENCE RUN SOUTH 09°12'02" EAST, A DISTANCE OF 514.11 FEET; THENCE RUN NORTH 77°50'10" EAST, A DISTANCE OF 173.40 FEET; THENCE RUN NORTH 20°36'47" EAST, A DISTANCE OF 132.89 FEET; THENCE RUN NORTH 39°42'06" EAST, A DISTANCE OF 114.13 FEET; THENCE RUN NORTH 54°07'41" EAST, A DISTANCE OF 91.80 FEET; THENCE RUN SOUTH 81°14'08" EAST, A DISTANCE OF 62.90 FEET; THENCE RUN SOUTH 86°59'48" EAST, A DISTANCE OF 62.90 FEET; THENCE RUN NORTH 87°14'31" EAST, A DISTANCE OF 62.90 FEET; THENCE RUN NORTH 81°46'53" EAST, A DISTANCE OF 84.56 FEET; THENCE RUN NORTH 74°28'28" EAST, A DISTANCE OF 50.31 FEET; THENCE RUN NORTH 66°38'00" EAST, A DISTANCE OF 90.89 FEET; THENCE RUN NORTH 60°50'24" EAST, A DISTANCE OF 61.90 FEET; THENCE RUN NORTH 55°15'34" EAST, A DISTANCE OF 61.90 FEET; THENCE RUN NORTH 49°29'59" EAST, A DISTANCE OF 61.90 FEET; THENCE RUN NORTH 43°55'09" EAST, A DISTANCE OF 61.90 FEET; THENCE RUN NORTH 27°23'45" EAST, A DISTANCE OF 36.62 FEET; THENCE RUN NORTH 27°30'50" EAST, A DISTANCE OF 160.00 FEET; THENCE RUN NORTH 62°29'10" WEST, A DISTANCE OF 150.00 FEET; THENCE RUN NORTH 16°57'38" EAST, A DISTANCE OF 61.03 FEET; THENCE RUN NORTH 27°30'50" WEST, A DISTANCE OF 122.18 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 460.00 FEET, AN ARC LENGTH OF 181.69 FEET, (CHORD BEARS NORTH 51°10'15" WEST, A DISTANCE OF 180.51 FEET); THENCE RUN NORTH 39°51'20" WEST, A DISTANCE OF 504.89 FEET; THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 540.00 FEET, AN ARC LENGTH OF 191.89 FEET, (CHORD BEARS NORTH 29°40'32" WEST, A DISTANCE OF 190.88 FEET); THENCE RUN NORTH 15°19'37" EAST, A DISTANCE OF 139.02 FEET; THENCE RUN SOUTH 79°50'09" WEST, A DISTANCE OF 74.54 FEET; THENCE RUN SOUTH 83°59'06" WEST, A DISTANCE OF 361.11 FEET; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 910.00 FEET, AN ARC LENGTH OF 302.92 FEET, (CHORD BEARS SOUTH 15°43'04" EAST, A DISTANCE OF 301.52 FEET); THENCE RUN SOUTH 50°36'53" WEST, A DISTANCE OF 250.18 FEET; THENCE RUN SOUTH 58°05'11" WEST, A DISTANCE OF 63.64 FEET; THENCE RUN SOUTH 64°31'33" WEST, A DISTANCE OF 210.00 FEET TO THE POINT OF BEGINNING. TRACT CONTAINS 30.98 ACRES, MORE OR LESS, AND LIES IN SECTION 26, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA.

I HEREBY CERTIFY 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.

09/23/20
DEWBERRY
VICTOR L. GERMAIN AL. P.L.S. No. 38473

ALABAMA LICENSED NO. 38473 PROFESSIONAL LAND SURVEYOR VICTOR L. GERMAIN

SURVEY NOT VALID WITHOUT ORIGINAL SIGNATURE AND SEAL.

CERTIFICATION OF APPROVAL FOR RECORDING:
STATE OF ALABAMA)
CITY OF DAPHNE)
COUNTY OF BALDWIN)

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE DAPHNE LAND USE AND DEVELOPMENT ORDINANCE WITH THE EXCEPTION OF SUCH MODIFICATIONS, IF ANY, AS ARE NOTED IN THE MINUTES OF THE PLANNING COMMISSION AND WRITTEN UPON SAID PLAT AND THAT IT HAS BEEN APPROVED FOR THE RECORDING IN THE OFFICE OF THE BALDWIN COUNTY JUDGE OF PROBATE.

DATED THIS 28 DAY OF September 20.20
PLANNING COMMISSION CHAIRMAN OR AUTHORIZED REPRESENTATIVE

DIRECTOR OF COMMUNITY DEVELOPMENT:
STATE OF ALABAMA)
CITY OF DAPHNE)
COUNTY OF BALDWIN)

THE UNDERSIGNED, AS DIRECTOR OF THE DAPHNE COMMUNITY DEVELOPMENT DEPARTMENT, HEREBY APPROVES THE WITHIN PLAT FOR RECORDING IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA THIS THE 28 DAY OF September 20.20
ADRIENNE D. JONES
"as approved" 9-24-20

LICENSED ENGINEER'S CERTIFICATION OF IMPROVEMENTS
STATE OF ALABAMA CITY OF DAPHNE COUNTY OF BALDWIN

I, JASON N ESTES, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF ALABAMA WITH A LICENSE NUMBER OF 22714, HEREBY CERTIFY THAT I HAVE DESIGNED THE WITHIN IMPROVEMENTS IN CONFORMITY WITH APPLICABLE CODES AND LAWS AND WITH THE PRINCIPLES OF GOOD ENGINEERING PRACTICE INCLUDING THE DRAINAGE DESIGN REQUIREMENTS OF THE CITY OF DAPHNE LAND USE & DEVELOPMENT REGULATIONS. I FURTHER CERTIFY THAT I HAVE PROVIDED OVERSIGHT OF THE CONSTRUCTION TO MY DESIGN, AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THE WITHIN IS A TRUE AND ACCURATE REPRESENTATION OF IMPROVEMENTS AS INSTALLED.

ENGINEER DEWBERRY DATE 9-23-2020

CERTIFICATION OF APPROVAL OF STREETS, DRAINAGE AND IMPROVEMENTS:
STATE OF ALABAMA)
CITY OF DAPHNE)
COUNTY OF BALDWIN)

I, PUBLIC WORKS DIRECTOR FOR THE CITY OF DAPHNE, ALABAMA, DO HEREBY CERTIFY THAT THE PLAT HAS BEEN EXAMINED BY ME AND ALSO THAT THE SUBDIVIDER'S PLANS AND SPECIFICATIONS COMPLY WITH THE REQUIREMENTS SETFORTH IN THE DAPHNE LAND USE AND DEVELOPMENT ORDINANCE.

I FURTHER CERTIFY THAT THE STREET, DRAINAGE, AND OTHER IMPROVEMENTS HAVE BEEN INSTALLED.
DATED THIS 24TH DAY OF SEPTEMBER 20.20
PUBLIC WORKS DIRECTOR

CERTIFICATION OF OWNERSHIP AND DEDICATION:
STATE OF ALABAMA)
CITY OF DAPHNE)
COUNTY OF BALDWIN)

THIS IS TO CERTIFY THAT I (WE), THE UNDERSIGNED, AM (ARE) THE OWNER(S) OF THE LAND SHOWN AND DESCRIBED IN THE PLAT, AND THAT I (WE) HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED AS INDICATED HEREON, FOR THE USES AND PURPOSES HEREIN SET FORTH AND DO HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE DESIGN AND TITLE HEREON INDICATED, AND GRANT ALL EASEMENTS AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED, TOGETHER WITH SUCH RESTRICTIONS AND COVENANTS AS NOTED BELOW OR ATTACHED IN A SEPARATE LEGAL DOCUMENT.

DATED THIS 23 DAY OF SEPTEMBER 20.20

OWNER: FORESTAR (USA) REAL ESTATE GROUP, INC
BY: TUCKER DORSEY
(PRINT)
SIGNATURE
ITS: DIVISION PRESIDENT

ACKNOWLEDGEMENT OF NOTARY PUBLIC:
STATE OF Alabama
COUNTY OF Baldwin

I, Lalisha D. Fonderson A NOTARY PUBLIC IN AND FOR THE COUNTY OF Baldwin IN THE STATE OF ALABAMA DO CERTIFY THAT WHOSE NAME(S) IS (ARE) SUBSCRIBED TO THE CERTIFICATION OF OWNERSHIP AND DEDICATION, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGE THAT HE (THEY) SIGNED, SEALED AND DELIVERED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGE THAT HE (THEY) SIGNED, SEALED AND DELIVERED SAID INSTRUMENT AT HIS (THEIR) FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 23 DAY OF SEPTEMBER 2020
Lalisha D. Fonderson 08-30-23
NOTARY PUBLIC MY COMMISSION EXPIRES:

JUBILEE FARMS, PHASE SIX
A PLANNED UNIT DEVELOPMENT
FINAL PLAT
SEPTEMBER 23, 2020 - SHEET 1 OF 1

BOUNDARY SURVEY AND PLAT OF SUBDIVSION

DESIGN	D.E.D.	DRAWN	A.E.F.	CHKD.	M.S.P.
ENG	J.N.E	SURVEYOR	V.L.G.	PROJ MGR	M.S.P.

Dewberry
25353 Friendship Road Daphne, AL 36526
251.990.9990 fax 251.949.9815

SCALE 1"=80'
PROJ. NO. 50098829
FILE PRELIM-PH6
SHEET 1 OF 1

W:\DR HORTON\50088748-JUBILEE FARMS\PLN\PHASE 6\5008874FINAL_PH 6.dwg, 9/23/2020 7:20:41 AM