2129A

2129A

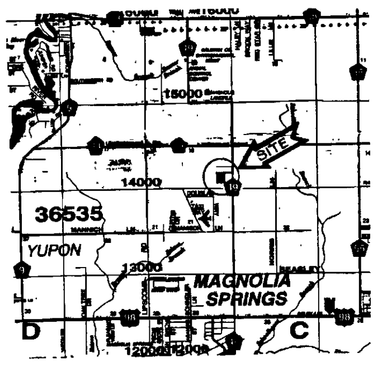
2129-A

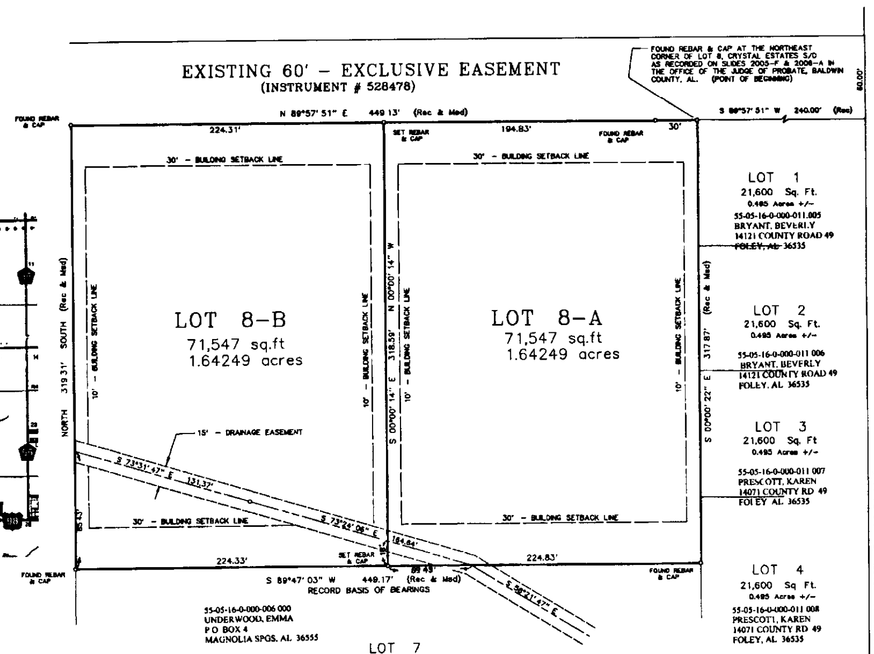
FINAL PLAT OF THE THE RESUBIVISION OF LOT 8 CRYSTAL ESTATES SUBDIVISION (SLIDES – 2005-F & 2006-A) BALDWIN COUNTY, ALABAMA.

N

SCALE: 1" = 50'

-100 -50 0 50 100 150
GRAPHIC SCALE (IN FEET)





CERTIFICATION BY SURVEYOR

STATE OF ALABAMA)
COUNTY OF BALDWIN)

THIS IS TO STATE THAT, I MATTHEW S. KOUNTZ, LAND SURVEYOR, HAVE SURVEYED AND SUBDIVIDED THE PROPERTY SHOWN OR DESCRIBED HEREON WHICH IS A CORRECT REPRESENTATION OF SAID SURVEY AND SUBDIVISION ALL DISTANCES, BEARING ANGLES, RADII, CURVES, AND OTHER DIMENSIONS THEREOF ARE TRUE AND CORRECT TO THE ACCURACY REQUIRED BY THE CITY OF ROBERTSDALE PLANNING COMMISSION AND THAT IRON PINS AND MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON. I FURTHER STATE AND THAT ALL REGULATIONS ENACTED BY THE CITY OF ROBERTSDALE PLANNING COMMISSION RELATIVE TO PLATS AND SUBDIVISIONS HAVE BEEN COMPLIED WITH, IN THE PREPARATION OF THIS PLAN.

LOT 8, CRYSTAL ESTATES SUBDIVISION ACCORDING TO PLATS THEREOF RECORDED ON SLIDE 2005-F AND 2006-A OF THE RECORDS IN THE OFFICE OF THE JUDGE OF PROBATE, BALDWIN COUNTY, ALABAMA.

IN MY OPINION THIS PROPERTY APPEARS TO BE IN A ZONE DESIGNATED AS "C", ACCORDING TO THE CURRENT FIA OFFICIAL FLOOD HAZARD MAP.

GIVEN UNDER MY HAND AND SEAL AT FAIRHOPE, ALABAMA, THIS 21ST DAY OF JANUARY, 2002.

Matthew S. Kountz
MATTHEW S. KOUNTZ, P.L.S
AL REG. NO. 30359

ALABAMA REGISTERED No. 30359 PROFESSIONAL LAND SURVEYOR MATTHEW S. KOUNTZ

ACKNOWLEDGEMENT

STATE OF LOUISIANA
COUNTY OF JEFFERSON

I, ROBERT A. COUSTEAU A NOTARY PUBLIC IN AND FOR SAID COUNTY OF JEFFERSON THE STATE OF LOUISIANA, HEREBY CERTIFY *WILLIAM J. MADERE*, WHOSE NAME AS OWNER, AS SIGNED TO THE FOREGOING INSTRUMENT, AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THIS DAY THAT, BEING INFORMED OF THE CONTENTS OF THE INSTRUMENT, HE AS SUCH OWNER AND WITH FULL AUTHORITY, EXECUTED THE SAME VOLUNTARILY.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 6TH DAY OF MARCH, 2002.

NOTARY PUBLIC

My Commission Expires AT MY DEATH

ACKNOWLEDGEMENT

STATE OF LOUISIANA
COUNTY OF JEFFERSON

I, ROBERT A. COUSTEAU A NOTARY PUBLIC IN AND FOR SAID COUNTY OF JEFFERSON IN THE STATE OF LOUISIANA, HEREBY CERTIFY *REBECCA WAGUESPACK*, WHOSE NAME AS OWNER, AS SIGNED TO THE FOREGOING INSTRUMENT, AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THIS DAY THAT, BEING INFORMED OF THE CONTENTS OF THE INSTRUMENT, HE AS SUCH OWNER AND WITH FULL AUTHORITY, EXECUTED THE SAME VOLUNTARILY.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 6TH DAY OF MARCH, 2002.

NOTARY PUBLIC

CERTIFICATION OF FLOOD HAZARD ZONE

THIS IS TO CERTIFY THAT I HAVE CONSULTED THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD BOUNDARY MAP, COMMUNITY NUMBER 015000, PANEL NO. 0530-G, AND FOUND THAT THE ABOVE DESCRIBED PROPERTY, IN MY OPINION, LIES IN ZONE "C".

CERTIFICATE OF APPROVAL BY THE COUNTY ENGINEER

THE UNDERSIGNED, AS COUNTY ENGINEER OF BALDWIN COUNTY, ALABAMA DO HEREBY APPROVE THIS PLAT FOR THE RECORDING OF SAME IN THE OFFICE OF THE PROBATE JUDGE OF SAID COUNTY.

THIS THE 17TH DAY OF SEPT. 2001

Thomas O. Cramer
COUNTY ENGINEER, BALDWIN COUNTY, ALABAMA

OFFICE OF THE JUDGE OF PROBATE

STATE OF ALABAMA)
COUNTY OF BALDWIN)

I HEREBY CERTIFY THAT THIS PLAT OR MAP WAS FILED IN THIS OFFICE FOR RECORD THIS _____ DAY OF _____, 200_ AT _____ O'CLOCK _____M. AND RECORDED IN BOOK _____ OF PLATS AND MAPS, PAGE _____.

JUDGE OF PROBATE

S- 2129A

State of Alabama, Baldwin County
I certify this instrument was filed and taxes collected on:
2001 September 17 2:49PM
Instrument Number 759864 Pages 1
Recording 15.00 Mortgage Tax .00
Deed Tax .00
Index 10
Archive 5.00 5.00
Adrian I. Johns, Judge of Probate

GULF TELEPHONE COMPANY

THE UNDERSIGNED, AS AUTHORIZED BY THE GULF TELEPHONE COMPANY, HEREBY STATES THAT TELEPHONE SERVICE IS AVAILABLE AS PRESCRIBED BY IT'S TARIFF TO THE PROPERTY ON THE PLAT. SIGNED THIS 25TH OF JAN. 2002.

Jeffrey E. Crowe
GTC REPRESENTATIVE

CERTIFICATE OF APPROVAL BY THE BALDWIN COUNTY EMC

THE UNDERSIGNED, AS AUTHORIZED BY *THE BALDWIN COUNTY EMC*, HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS 25 DAY OF JAN, 2002.

John Lawson
AUTHORIZED SIGNATURE (ELECTRIC UTILITY)

CERTIFICATION OF APPROVAL BY THE PLANNING COMMISSION

THE WITHIN PLAT OF _____ SUBDIVISION IN BALDWIN COUNTY, ALABAMA IS HEREBY APPROVED BY THE COUNTY PLANNING COMMISSION OF BALDWIN COUNTY, ALABAMA.

DATED THIS 2ND DAY OF MAY, 2002.

COUNTY PLANNING COMMISSION OF THE COUNTY OF BALDWIN, ALABAMA.

BY: Stonie W. Roberts
Its Chairman

CERTIFICATION BY THE BALDWIN COUNTY DEPARTMENT OF PUBLIC HEALTH

THIS DIVISION OF LAND DOES NOT CONSTITUTE A SUBDIVISION AS PER THE STATE OF ALABAMA HEALTH DEPARTMENT RULES GOVERNING SAME. THE SIGNATURE AFFIXED HEREON DOES NOT IMPLY AN APPROVAL FOR ANY EXISTING OR FUTURE ONSITE SEWAGE DISPOSAL SYSTEM.

HEALTH DEPARTMENT REPRESENTATIVE

OWNER'S ACCEPTANCE AND DEDICATION

WE, *WILLIAM J. MADERE AND REBECCA WAGUESPACK*, AS PROPRIETORS, HAVE CAUSED THE LAND EMBRACED IN THE WITHIN PLAN TO BE SURVEYED, LAID OUT AND PLATTED TO BE KNOWN AS THE "*RESUBDIVISION OF LOT 8, CRYSTAL ESTATES SUBDIVISION*", IN SECTION 16, T-7-S, R-3-E, BALDWIN COUNTY, ALABAMA.

WILLIAM J. MADERE (Owner) REBECCA WAGUESPACK (Owner)

SURVEYOR'S NOTES:

A. SOURCES OF INFORMATION USED TO FACILITATE THIS SURVEY WERE PREVIOUS SURVEYS BY THIS AND OTHER SURVEY FIRMS AND INFORMATION FURNISHED BY CLIENT.
B. ALL MEASUREMENTS WERE MADE IN ACCORDANCE WITH U.S. STANDARDS.
C. NO TITLE SEARCH, TITLE OPINION OR ABSTRACT WAS PERFORMED BY THIS SURVEYOR OR FIRM ON THE SUBJECT PROPERTY. THERE MAY BE DEEDS OF RECORD, UNRECORDED DEEDS, EASEMENTS, RIGHTS-OF-WAYS, OR OTHER INSTRUMENTS OF RECORD WHICH COULD AFFECT THE BOUNDARIES OF THIS PROPERTY THAT WERE NOT FURNISHED THIS SURVEYOR OR FIRM.
D. THIS PROPERTY MAY BE SUBJECT TO ADDITIONAL RESTRICTIONS THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
E. THERE WAS NO FIELD LOCATION ATTEMPTED TO DETERMINE THE LOCATION OF OR THE EXTENT OF ANY POSSIBLE ENCROACHMENTS BENEATH THE SURFACE OF THE PROPERTY SHOWN HEREON, UNLESS SHOWN HEREON.
F. ANY FLOOD ZONES GIVEN OF SHOWN ON THE FACE OF THIS PLAT ARE SCALED FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAPS. (SCALED ONLY)
G. FIELD WORK PERFORMED ON: JAN. 13, 2002.
H. OFFICE WORK PERFORMED ON: JAN. 21, 2002.
I. SURVEYOR NOT RESPONSIBLE FOR CHANGES MADE TO FENCE LINES, IMPROVEMENT LOCATIONS OF ANY KIND WHICH CHANGE AFTER THE DATE GIVEN HEREON ABOVE FOR FIELD WORK PERFORMED.
J. BOUNDARY CORNER MARKERS SHOWN HEREON, SET OR FOUND, HAVE BEEN GUARDED WITH WOOD STAKES. AL OTHER MARKS FOUND ARE ACCESSORY OR CONTROL POINTS AND SHOULD NOT BE USED FOR FENCING, ETC.
K. *EASEMENTS:* 10' UTILITY EASEMENT ALONG RIGHT-OF-WAY
10' UTILITY EASEMENT ALONG SIDE LOT LINES
15' DRAINAGE EASEMENT AS SHOWN HEREON.
L. TOTAL ACREAGE IS 3.28 ACRES, MORE OR LESS.
M. SMALLEST LOT SIZE IS 1.64 ACRES.
N. UNLESS OTHERWISE NOTED, ALL CORNERS WERE SET WITH IRON PINS AND CAPS.
O. TOTAL NUMBER OF LOTS – 2.
P. ALL BUILDING SETBACK LINES NOTED ON PLAT.
Q. ZONING – NO ZONING (AS PER BALDWIN COUNTY)
R. BALDWIN COUNTY WILL NOT MAINTAIN THE EXISTING 60' EXCLUSIVE EASEMENT SHOWN HEREON.

OWNERS	PROFESSIONAL SURVEYOR
WILLIAM MADERE	*GEO-SURVEYING, INC.*
REBECCA WAGUESPACK	*MATTHEW S. KOUNTZ, PLS*
713 BETZ AVE.	*P.O. BOX 579*
JEFFERSON, LA 70121	*FAIRHOPE, AL 36533*
(504) 828-7311	*(251) 998-0815*

PROJECT NO:	21380SUB
DATE:	01/21/02
SCALE:	1" = 50'
FIELD WORK DATE:	01/18/02
DRAWN BY:	MSK
SHEET 1 OF 1 SHEETS	

LEGEND
P.P. = POWERPOLE
MSD = MEASURED
REC = RECORD
PL = PROPERTY LINE
FIP = FOUND IRON PIN
C.P. = COVERED PORCH
CONC. = CONCRETE
P.O.B.= POINT OF BEGINNING
ARC= ARC LENGTH
U.G. = UNDERGROUND
ELEV= ELEVATION
TEL PED = TELEPHONE PEDESTAL
CATV = CABLE TV

GEO-SURVEYING, INC.
PROFESSIONAL LAND SURVEYING
P.O. BOX 579
FAIRHOPE, ALABAMA 36533
Phone: (251) 990-0815 Fax: (251) 990-0866

SEAL

REVISIONS		
DESCRIPTION	DATE	BY