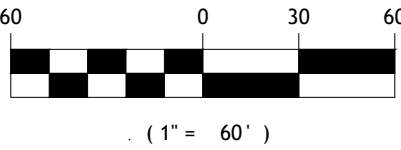


GRAPHIC SCALE



LEGAL DESCRIPTION (AS RECORDED IN INSTRUMENT 1955713)

FROM THE NORTHEAST CORNER OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 2 EAST, RUN WEST ALONG THE SECTION LINE ONE THOUSAND SIXTY-FOUR (1064) FEET FOR A POINT OF BEGINNING; THENCE RUN SOUTH 260 FEET; THENCE RUN WEST 275 FEET; THENCE RUN NORTH 260 FEET; THENCE RUN EAST 275 FEET TO THE POINT OF BEGINNING, EXCEPTING THEREFROM THE NORTH 40 FEET THEREOF, IN USE AS A PUBLIC ROAD. LOT CONTAINS 1.38 ACRES, MORE OR LESS, AND LIES IN THE N½ OF THE NE ¼ OF SECTION 20, TSF, R2E, BALDWIN COUNTY, ALABAMA.

LEGAL DESCRIPTION - SUBJECT PROPERTY (AS SURVEYED)

COMMENCING AT THE NORTHEAST CORNER OF SECTION 20, TOWNSHIP 5 SOUTH, RANGE 2 EAST, BALDWIN COUNTY, ALABAMA, THENCE N 89°32'26" W ALONG THE SECTION LINE 1064 FEET; THENCE S 00°20'31" W 40.00 FEET TO A FOUND 1" OPEN TOP ON THE SOUTH LINE OF DAPHNE AVENUE (80' RIGHT-OF-WAY) FOR THE POINT OF BEGINNING OF THE PROPERTY HEREIN DESCRIBED; THENCE S 03°01'32" W 216.53 FEET TO A FOUND 1/2" REBAR CAP, ILLEGIBLE; THENCE S 89°07'02" W 274.45 FEET FOUND 5/8" REBAR; THENCE N 01°04'58" E 222.10 FEET TO A SET 1/2" REBAR (PLS CA#1067-LS) ON THE SOUTH LINE OF DAPHNE AVENUE (80' RIGHT OF WAY); THENCE S 89°40'24" E ALONG SAID SOUTH LINE 281.66 FEET TO THE POINT OF BEGINNING, CONTAINING 1.40 ACRES MORE OR LESS.

NOTES:

- NO REQUEST FOR, OR ATTEMPT MADE TO LOCATE ANY IMPROVEMENTS OR UNDERGROUND INSTALLATIONS, OTHER THAN SHOWN.
- THIS SURVEY, PLAT OR DRAWING WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH, AND WAS SOLELY BASED ON THE INFORMATION OBTAINED FROM PUBLIC RECORDS AND/OR PROVIDED TO THE SURVEYOR. DEED REFERENCE MADE TO INSTRUMENT 1955713.
- BEARINGS SHOWN HEREON ARE BASED ON ALABAMA STATE PLANE COORDINATES WEST ZONE AS DERIVED FROM A GEODETIC SOLUTION USING RTK GPS. ALL DISTANCES SHOWN HEREON ARE GRID DISTANCES.
- THERE MAY BE ADDITIONAL RESTRICTIONS NOT SHOWN ON THIS SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THE COUNTY WHERE THE PROPERTY IS LOCATED.
- HORIZONTAL DATUM (NAD83) (2011) EPOCH 2010.00, VERTICAL DATUM: (NAVD88)
- REPRODUCTIONS OF THIS DRAWING ARE NOT VALID UNLESS SEALED WITH A ORIGINAL SEAL AND LINE SIGNATURE OF AN ALABAMA LICENSED SURVEYOR. ELECTRONIC COPIES OF COPIES OF THIS DRAWING ARE NOT VALID WITHOUT A DIGITAL SIGNATURE OF AN ALABAMA LICENSED SURVEYOR. ANY MODIFICATIONS TO ORIGINAL DOCUMENTS, OTHER THAN BY THE SIGNING SURVEYOR, SHALL INVALIDATE THIS DOCUMENT.
- LIABILITY TO THE SURVEYOR SHALL NOT EXCEED THE AMOUNT PAID FOR THIS SURVEY.
- THIS COPYRIGHTED © PLAT OF SURVEY IS CERTIFIED TO AND PREPARED FOR THE SOLE AND EXCLUSIVE BENEFIT FOR THE ENTITIES AND/OR INDIVIDUALS LISTED HEREON, ON THE MOST CURRENT DATE, AND SHALL NOT BE RELIED ON BY ANY OTHER ENTITIES AND/OR INDIVIDUALS WHOMSOEVER. THIS DRAWING IS INVALID WITHOUT SURVEYOR'S ORIGINAL SIGNATURE AND EMBOSSED SEAL. THIS SURVEY SHOULD NOT BE RELIED UPON 6 MONTHS AFTER THE ORIGINAL SIGNATURE BY ANY PARTY OR ENTITY AND SHALL NOT BE USED IN ANY OTHER CLOSING OR TRANSACTION OTHER THAN WERNHER WASHINGTON, AS IT WAS ORIGINALLY INTENDED OR PREPARED FOR.
- THE USE OF THIS BOUNDARY SURVEY IN CONJUNCTION WITH AN "OWNERS AFFIDAVIT" OR ANY OTHER INSTRUMENT WHICH IS DESIGNED TO TRANSFER TITLE WITHOUT A CURRENT SURVEY IS NOT PERMITTED OR SUPPORTED BY THIS SURVEYOR, AND WILL INVALIDATE THIS SURVEY.
- THIS DRAWING IS INTENDED TO BE PRINTED ON 18X24. IF PRINTED ON A DIFFERENT SIZE THE SCALE WILL BE INACCURATE.



4417 COUNTY ROAD 2214
TROY, AL 36079
OFFICE: 334-603-4204
FAX: 334-603-4201

179 HONEYSUCKLE ROAD SUITE 5
DOTHAN, AL 36505
OFFICE: 334-681-4030

17799 PANAMA CITY BEACH PARKWAY
PANAMA CITY BEACH, FL 32413
OFFICE: 334-403-4204

34565 U.S. HIGHWAY 31, SUITE C
STARLETON, AL 36578
OFFICE: 201-937-1434

1308 DAPHNE AVENUE

WERHNER WASHINGTON

DAPHNE
BALDWIN COUNTY, ALABAMA

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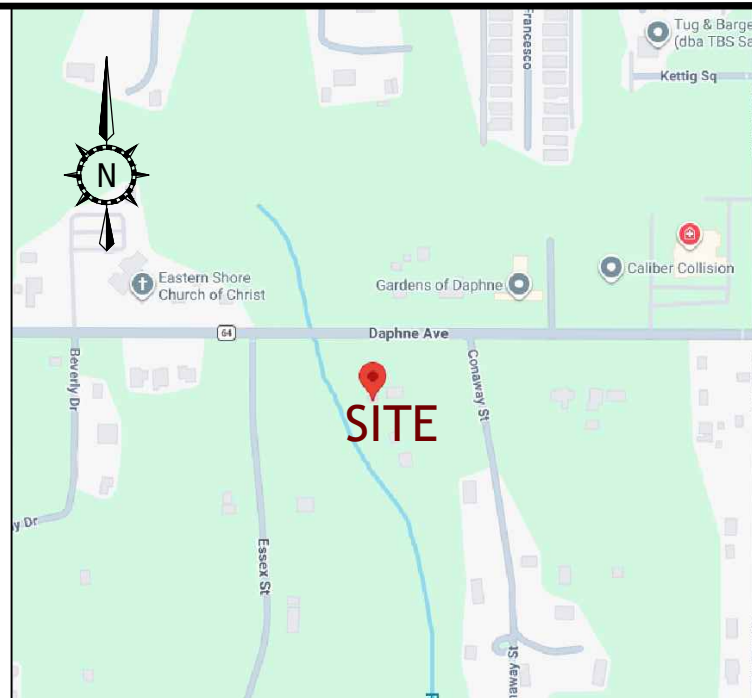


STATE OF: ALABAMA
COUNTY OF: BALDWIN

I, SARAH E. LYLE, A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF ALABAMA HEREBY CERTIFY TO WERNHER WASHINGTON 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.

ACCORDING TO MY SURVEY THIS THE 31ST DAY OF JULY, 2026.

SARAH E. LYLE, PLS AL. LICENSE #30011



VICINITY MAP

NTS

LEGEND OF ABBREVIATIONS

- O.T. - OPEN TOP PIPE
- R/W - RIGHT OF WAY
- N/F - NOW OR FORMERLY
- PL - PROPERTY LINE
- INST. - INSTRUMENT
- RP - REAL PROPERTY
- P.O.C - POINT OF COMMENCEMENT
- P.O.B. - POINT OF BEGINNING
- N - NORTH
- S - SOUTH
- E - EAST
- W - WEST
- [123] - STREET ADDRESS
- FND - FOUND

LEGEND

- CALCULATED POINT NOT SET
- SET PROPERTY CORNER
- 1/2" REBAR WITH CAP
- STAMPED PLS CA#1067-LS
- FOUND IRON PIN
- TYPE AND SIZE AS SHOWN
- POWER POLE AND GUY (TYPICAL)
- UTILITY POLE
- FOUND OPEN TOP PIPE (SIZE AS SHOWN)
- APPROXIMATE SECTION CORNER
- FEET / MINUTES
- INCHES / SECONDS
- NOT TO SCALE
- AS MEASURED THIS SURVEY
- RECORD INFORMATION,
- GRAVEL
- CONCRETE
- RIGHT OF WAY LINE
- CENTERLINE
- APPROXIMATE ADJOINING PROPERTY LINES
- NET WIRE FENCE
- PREVIOUS LOT LINE PER INST. 1955713
- OVERHEAD POWER LINE
- PROPERTY LINE (THIS SURVEY)