GENERAL SURVEY NOTES

1. NORTH REFERENCE IS PLAT BEARING.
2. ALL MEASUREMENTS SHOWN ARE TO U.S. STANDARDS AND ARE FIELD MEASUREMENTS UNLESS OTHERWISE SHOWN
3. NO ENCROACHMENTS WERE FOUND ABOVE GROUND EXCEPT AS SHOWN
4. NO SEARCH OF PUBLIC RECORDS HAS BEEN PERFORMED BY THIS FIRM TO DETERMINE IF ANY DEFECTS AND/OR AMBIGUITIES EXIST IN THE TITLE.
5. THERE WAS NO FIELD LOCATION ATTEMPTED TO DETERMINE THE EXTENT OF SUBSURFACE STRUCTURES
6. UNLESS STATED OTHERWISE, GOVERNMENTAL JURISDICTIONAL AREAS OR NEGATIVE EASEMENT, IF ANY, WHICH MIGHT AFFECT THE USE OF THIS PROPERTY WERE NOT LOCATED. THE UNDERSIGNED ASSUMES NO LIABILITY FOR ANY LOSS RESULTING FROM THE EXERCISE OF ANY GOVERNMENTAL JURISDICTION AFFECTING THE USE OF THIS PROPERTY.
7. FIELD WORK COMPLETED OCTOBER, 2020
8. ALL EASEMENTS SHOWN HEREON ARE RESERVED FOR DRAINAGE, UTILITIES, AND TELECOMMUNICATIONS PURPOSES UNLESS OTHERWISE NOTED

STATE OF ALABAMA)
COUNTY OF MORGAN)

I, RICHARD W. HUMPHREY, A PROFESSIONAL LAND SURVEYOR OF DECATUR, ALABAMA, HEREBY CERTIFY THAT THE FOREGOING IS A TRUE AND CORRECT MAP OR PLAT OF THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED WITHIN THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 4 WEST, DECATUR, MORGAN COUNTY, ALABAMA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT:

LOT 3-A ACCORDING TO THE MAP OF SURVEY OF A REPLAT OF LOT 3 OF THE REPLAT OF ENGLISH VILLAGE

THAT THERE ARE NO ENCROACHMENTS BY BUILDINGS ON ADJOINING PROPERTY; THAT THERE ARE NO RIGHTS OF WAYS, EASEMENTS, OR JOINT DRIVEWAYS OVER OR ACROSS SAID LOT VISIBLE ON THE SURFACE EXCEPT AS SHOWN ON THE PLAT.

AND FURTHER, THAT I HAVE CONSULTED THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD BOUNDARY MAPS FOR MORGAN COUNTY, ALABAMA, AND INCORPORATED AREAS, AND FOUND THAT THE ABOVE DESCRIBED PROPERTY IS LOCATED IN ZONE X (NOT A SPECIAL FLOOD HAZARD ZONE, UNSHADED AND OUTSIDE THE 100-YEAR FLOOD HAZARD AREA), AS DEFINED ON THE FLOOD INSURANCE RATE MAP (FIRM) FOR MORGAN COUNTY, ALABAMA AND INCORPORATED AREAS, MAP NUMBER 01103C0088 F, EFFECTIVE DATE OF AUGUST 18, 2018.

AND THAT THE PLAT OF MAP CONTAINED HEREIN IS A TRUE AND CORRECT MAP SHOWING THE SUBDIVISION INTO WHICH THE PROPERTY DESCRIBED IS DIVIDED GIVING THE LENGTH AND BEARINGS OF THE BOUNDARIES OF EACH LOT AND ITS NUMBER AND SHOWING STREETS ALLEYS AND PUBLIC GROUNDS AND GIVING THE BEARINGS, LENGTH, WIDTH AND NAME OF THE STREETS, SAID MAP FURTHER SHOWS THE RELATION OF THE LAND SO PLATTED TO THE GOVERNMENT SURVEY, AND THAT PERMANENT BOUNDARY/SURVEY MARKERS HAVE BEEN PLACED AT POINTS MARKED THUS (o) AS HEREON SHOWN.

AND I FURTHER CERTIFY (OR STATE) 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 17TH DAY OF NOVEMBER, 2020.

DRAFT

RICHARD W. HUMPHREY, PE/PLS
ALA. REG. NO. 22738

60 0 60 120 180
Scale 1" = 60'

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 62°40'19" E	56.04'
L2	S 88°59'11" E	10.69'
L3	S 05°57'14" E	20.50'
L4	N 84°02'46" E	10.00'
L5	N 05°57'14" W	24.59'
L6	N 76°09'07" E	149.57'
L7	S 25°54'52" E	24.82'
L8	N 85°42'21" E	13.43'
L9	N 64°05'08" E	10.00'
L10	N 25°54'52" W	28.20'
L11	N 00°30'15" E	28.00'
L12	S 89°43'15" E	9.13'
L13	N 69°59'16" E	102.47'
L14	N 00°30'15" E	20.00'
L15	S 89°43'15" E	5.47'
L16	N 69°59'16" E	74.77'
L17	N 88°57'22" W	75.50'
L18	N 00°30'15" E	30.00'

CERTIFICATE OF APPROVAL BY DECATUR UTILITIES

THE UNDERSIGNED, AS AUTHORIZED BY THE CITY OF DECATUR, HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF THE SAME IN THE OFFICE OF THE PROBATE JUDGE THIS THE _____ DAY OF _____ 2020

_____
DECATUR UTILITIES

(_) ELECTRIC (WITHIN DU JURISDICTION)
(_) GAS
(_) WATER
(_) SEWER

STATE OF ALABAMA)
COUNTY OF MORGAN)

I, _____, NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY THAT RICHARD W. HUMPHREY IS SIGNED TO THE FOREGOING INSTRUMENT, AND WHO IS KNOWN TO ME, ACKNOWLEDGE BEFORE ME ON THIS DAY THAT, BEING INFORMED OF THE CONTENT OF THE INSTRUMENT, HE EXECUTED THE SAME VOLUNTARILY ON THE DAY SAME BEARS DATE.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____ 2020.

_____
NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

DEDICATION

I, _____ AS _____ OF HORNE DEVELOPMENT LP, AS OWNER, HAVE CAUSED THE LAND EMBRACED IN THE WITHIN PLAT TO BE SURVEYED, LAID OUT AND PLATTED TO BE KNOWN AS ENGLISH VILLAGE PHASE 3 A REPLAT OF LOT 3-A OF A REPLAT OF LOT 3 OF THE REPLAT OF ENGLISH VILLAGE. A PART OF SECTION 6, TOWNSHIP 6 SOUTH RANGE 4 WEST, CITY OF DECATUR, MORGAN COUNTY, ALABAMA, AND THAT THE STREETS AND OTHER PUBLIC WAYS AS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE USE OF THE PUBLIC, AS SIGNED AND SEALED IN THE PRESENCE OF

_____ _____
HORNE PROPERTIES, LP WITNESS
BY _____
ITS _____

STATE OF ALABAMA)
COUNTY OF MORGAN)

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY IN SAID STATE, HEREBY CERTIFY THAT _____ WHOSE NAME AS _____ OF HORNE PROPERTIES, LP IS 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, THEY, AS SUCH _____ AND WITH FULL AUTHORITY, EXECUTED THE SAME VOLUNTARILY FOR AND AS THE ACT OF SAID PARTNERSHIP

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____ 2020

_____
NOTARY PUBLIC
MY COMMISSION EXPIRES _____

CERTIFICATE OF APPROVAL BY THE CITY ENGINEER

THE UNDERSIGNED, AS CITY ENGINEER OF THE CITY OF DECATUR, ALABAMA, HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF THE SAME IN THE OFFICE OF THE PROBATE JUDGE THIS THE _____ DAY OF _____, 2020

_____
CITY ENGINEER, CITY OF DECATUR, ALABAMA

CERTIFICATE OF APPROVAL BY THE CITY FIRE MARSHAL

THE UNDERSIGNED, AS FIRE MARSHAL FOR THE CITY OF DECATUR, ALABAMA, HEREBY APPROVES THE WITHIN PLAT

_____
FIRE MARSHAL, CITY OF DECATUR, ALABAMA

CERTIFICATE OF APPROVAL BY THE PLANNING COMMISSION

THE WITHIN PLAT OF ENGLISH VILLAGE PHASE 3 A REPLAT OF LOT 3-A OF A REPLAT OF LOT 3 OF THE REPLAT OF ENGLISH VILLAGE, DECATUR, MORGAN COUNTY, ALABAMA, IS HEREBY APPROVED BY THE PLANNING COMMISSION OF THE CITY OF DECATUR, ALABAMA, THIS THE _____ DAY OF _____ 2020

PLANNING COMMISSION FOR THE
CITY OF DECATUR, ALABAMA

_____
OFFICER OF THE PLANNING COMMISSION

OFFICE OF THE JUDGE OF PROBATE

STATE OF ALABAMA)
COUNTY OF MORGAN)

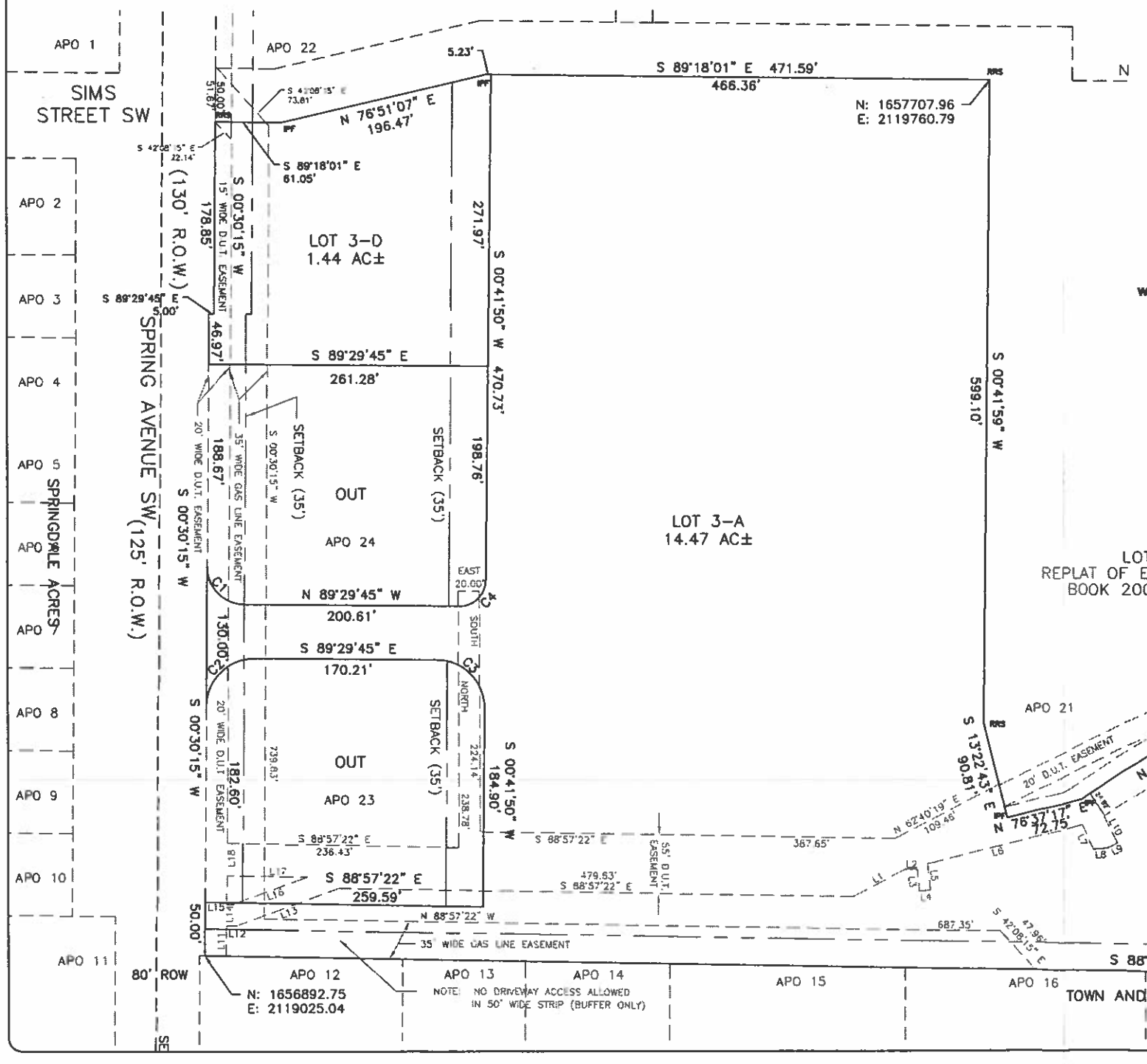
I HEREBY CERTIFY THAT THIS PLAT OR MAP WAS FILED IN THIS OFFICE FOR RECORD THIS THE _____ DAY OF _____ 2020, AT _____ O'CLOCK _____ M., AND RECORDED IN BOOK _____ OF PLATS AND MAPS, PAGE _____ RECORDING _____ PAID.

_____
JUDGE OF PROBATE

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	35.00'	54.98'	S 44°29'45" E	49.50'
C2	45.00'	70.69'	N 45°30'15" E	63.64'
C3	45.00'	70.84'	N 44°23'57" W	63.75'
C4	25.00'	39.19'	S 45°36'03" W	35.30'

APO	Parcel Number	Owner Name	Address	City	STATE	ZIP CODE
1	13010110002038000	HARDY LARON L.	2699 SANDLIN ROAD SW, SUITE A-3	DECATUR	AL	35601
2	13010110003001000	RAIDER PROPERTIES, LLC	P O BOX 669	DECATUR	AL	35603
3	13010110003002000	MILLWEE JAMES M. & NEJEBI G.	2903 SPRING AVENUE SW	DECATUR	AL	35603
4	13010110003003000	MORGAN RODERICK K. & ANDREA L.	2905 SPRING AVE. SW.	DECATUR	AL	35603
5	13010110003004000	ROLAND ZANE JR.	2907 SPRING AVENUE SW	DECATUR	AL	35603
6	13010110003005000	CLAUSEN JULIE	2315 RICHMOND ST SW	DECATUR	AL	35603
7	13010110003006000	WHITE ALLEN E.	P O BOX 5722	DECATUR	AL	35601
8	13010110003007000	POTTER LAURIE	2913 SPRING AVE SW	DECATUR	AL	35603
9	13010110003008000	DOTSON VIRGIL & SHIRLEY GAIL	2915 SPRING AVE SE	DECATUR	AL	35601
10	13010110003009000	DOTSON VIRGIL F. & SHIRLEY G.	2915 SPRING AVE SW	DECATUR	AL	35601
11	13010110003010000	SOUTHERN EQUITY GROUP LLC	1837 MOULTON ST WEST	DECATUR	AL	35601
12	12030620000018000	SAM INVESTMENT LLC	2114 CENTRAL PARKWAY	DECATUR	AL	35601
13	12030620000015000	NOWLIN DEVELOPMENT CO LLC	PO BOX 1149	DECATUR	AL	35602
14	12030620000019002	BLACKWELL JUDY B. "LIFE ESTATE"	910 CEDAR LAKE ROAD SW	DECATUR	AL	35603
15	12030620000020000	WINTON SUSAN K.	808 CEDAR LAKE RD. S.W.	DECATUR	AL	35603
16	12030620000021000	CRUZ ELIZABETH	1208 CEDARWOOD DR SW	DECATUR	AL	35603
17	12030620000022000	ANDERSON RODNEY S & CHRISTA	1809 LANIER ST SW	DECATUR	AL	35603
18	12030620000023000	JARRETT AUDREY C.	724 CEDAR LAKE RD SW	DECATUR	AL	35603
19	12030620000015000	WESLEY ACRES	C/O A. WRAY TOMLIN, 1424 MOUNT CLAIR	BIRMINGHAM	AL	35210
20	12030620000016001	WAL-MART REAL ESTATE BUSINESS TRUST	WALMART PROPERTY TAX DEPT., PO BOX 8050	BENTONVILLE	AR	72712-8050
21	12030620000016005	ENGLISH VILLAGE/SAV LLC	ATTN: MIDLAND LOAN SERV, PO BOX 167928	IRVING	TX	75016
22	12030620000017004	SALAZAR JUAN PABLO MARTINEZ	51 WEEPING WILLOW LANE	DECATUR	AL	35603
23	12030620000017002	AEI NET LEASE PORTFOLIO XIII DST	30 E SEVENTH ST., STE 1300	ST PAUL	MN	55101
24	12030620000017003	DECAL LLC	P O BOX 1439	WATKINSVILLE	GA	30677



PUGH WRIGHT MCANALLY CIVIL ENGINEERS
310 6th AVENUE NE - PO BOX 2419 - DECATUR, AL - (256) 353-3837
Pugh Wright McAnally, Inc. www.pughwrightmcanally.com

REVISIONS

	Date	Description	Rev#
5			
4			
3			
2			
1			

ENGLISH VILLAGE PHASE 3
A REPLAT OF LOT 3-A OF A REPLAT OF LOT 3 OF THE REPLAT OF ENGLISH VILLAGE
SECTION 6, TOWNSHIP 6 SOUTH, RANGE 4 WEST

FINAL PLAT

Date: 10/27/2020
Drawn By: RWH
Approved By: RWH
Scale: 1"=60'

Signature

DRAFT

Job Number:
642-20

Sheet Number:
1 OF 1