

STONES RIVER. SOMERSBY SECTOR III

A SINGLE FAMILY LOT RESIDENTIAL SUBDIVISION
SITUATED IN SEC. 4, TS. 16S, R1E, CLAY,
JEFFERSON COUNTY, ALABAMA

STATE OF ALABAMA
COUNTY OF JEFFERSON

The undersigned, S.M. Allen, a licensed land surveyor in the State of Alabama and the Undersigned Owners, hereby certify that this plat or map was made pursuant to a survey made by said surveyor, and that said survey and this plat or map were made at the instance of said owners; that this plat or map is a true and correct map of the lands shown therein and known or to be known as STONES RIVER, SOMERSBY, SECTOR III, a Single Family Lot Residential Subdivision, showing the subdivisions into which it is proposed to divide said lands, giving the length and bearings of the boundaries of each lot and their number, showing the streets, alleys, public grounds and highways as applicable, giving the bearings, width, length and name of each street as well as the number of each lot and block as applicable and showing the relationship of the subject lands to the government survey of Section 4, Township 16 South, Range 1 East, Jefferson County, Alabama. Said surveyor also certifies that steel corner pins have been installed at each lot corner and curve point as shown herein represented by small circles. Said owners also certify that they are the owners of said lands and that the same is subject to a mortgage to Regions Bank. Said surveyor also certifies that all parts of this survey and drawing have been completed in accordance with the Standards for the Practice of Land Surveying in the State of Alabama.



BY: S.M. Allen Date: 11/3/03
S.M. Allen, Alabama Licensed Land Surveyor No. 12944

BY: James Sills Date: 11/3/03
Cahaba Park Development, James Sills, President

BY: Earl Thorne Date: 11/3/03
Earl Thorne, Representative of Regions Bank
(Mortgagee of record)

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that S.M. Allen, whose name is signed to the foregoing instrument as surveyor who is known to me, acknowledged before me on this date that, after being duly informed of the contents of the foregoing instrument, executed same voluntarily as such individual with full authority thereon on the day same bears date.

Given under my hand and seal this the 3rd day of November, 2003

BY: [Signature] My Commission expires _____

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Mr. James Sills, President of Cahaba Park Development, Inc., Owner of the lands herein platted, and who's name is signed to the foregoing instrument as President and who is known to me, acknowledged before me on this date that, after being duly informed of the contents of the foregoing instrument, executed same voluntarily as such individual with full authority thereon on the day same bears date.

Given under my hand and seal this the 3rd day of November, 2003

BY: [Signature] My Commission expires _____

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Earl Thorne, Representative of Regions Bank, Mortgagee of record of the lands herein platted, who's name is signed to the foregoing instrument and who is known to me, acknowledged before me on this date that, after being duly informed of the contents of the foregoing instrument, executed same voluntarily as such individual with full authority thereon on the day same bears date.

Given under my hand and seal this the 3rd day of November, 2003

BY: [Signature] My Commission expires _____

NOTES:

- ALL EASEMENTS ON THIS MAP ARE FOR PUBLIC UTILITIES, SANITARY SEWERS, STORM SEWERS, STORM DRAINAGE AND MAY BE USED FOR SUCH PURPOSES TO SERVE THE PROPERTY BOTH WITHIN AND OUTSIDE THIS SUBDIVISION.
- OWNERS AND/OR DEVELOPERS ARE RESPONSIBLE FOR PROVIDING A BUILDING SITE ON EACH LOT OF SUFFICIENTLY TREE OR BRUSH REMOVAL PROBLEMS.
- NO FURTHER SUBDIVISION OF ANY OF THE LOTS SHOWN HEREON SHALL BE ALLOWED WITHOUT THE PRIOR APPROVAL OF THE CITY OF CLAY, ALABAMA.
- THE CITY OF CLAY, ALABAMA IS NOT RESPONSIBLE FOR THE MAINTENANCE OF ANY EASEMENTS SHOWN ON THIS PLAT THAT ARE OUTSIDE OF THE PUBLIC RIGHT OF WAY.
- LOCUS OF THE LOTS IN THIS DEVELOPMENT LIES IN FLOOD ZONE "C" OR "X" ACCORDING TO THE NEWEST FLOOD PANELS, WHEREIN IS A NO FLOODING ZONE, AS SHOWN AND REFERRED ON THE AVAILABLE FLOOD HAZARD RATE PANEL FOR THE AREA.
- OWNERS, CONTRACTORS AND/OR BUILDERS ARE TO EMPLOY BEST MANAGEMENT PRACTICES FOR EROSION CONTROL DURING ANY CONSTRUCTION.
- DEVELOPER OR BUILDERS SHOULD HAVE POSSESSION OF ALL REQUIRED SPONSOR PERMITS PRIOR TO BEGINNING ANY CONSTRUCTION. THE DEVELOPER OR OWNERS ARE RESPONSIBLE FOR INSTALLING AND MAINTAINING ANY PROPOSED EROSION CONTROL MEASURES THAT MAY BE REQUIRED BY THE CITY OF CLAY, ALABAMA, JEFFERSON COUNTY OR THE STATE OF ALABAMA.
- THE AREA WHERE THE SUBJECT PROPERTY LIES MAY BE SUBJECT TO SINK HOLE ACTIVITY. THE CITY OF CLAY, ALABAMA, ITS EMPLOYEES AND AGENTS, THE CONN & ALLEN COMPANY, ALL MORTGAGEES OR LENDERS OF RECORD AND CAHABA PARK DEVELOPMENT, INC. ARE NOT RESPONSIBLE FOR ANY DAMAGES THAT MAY RESULT AS A DIRECT RESULT OF SINK HOLE ACTIVITY. THE CITY OF CLAY, ALABAMA, THE CONN & ALLEN COMPANY, CAHABA PARK DEVELOPMENT, INC., THEIR AGENTS OR EMPLOYEES, MAKES NO CLAIMS WHATSOEVER THAT THE SUBJECT PROPERTY SHOWN HEREON, INCLUDING THE STREETS AND ROADWAYS OR ANY PART THEREOF, ARE SUITABLE FOR BUILDING PURPOSES OR FOR ANY OTHER PURPOSE, WHATSOEVER, UNDER ANY CIRCUMSTANCES. HOLES MAY EXIST ANYWHERE THERE IS NO EVIDENCE OF SINK HOLES ON THE SURFACE.

Official Signatures

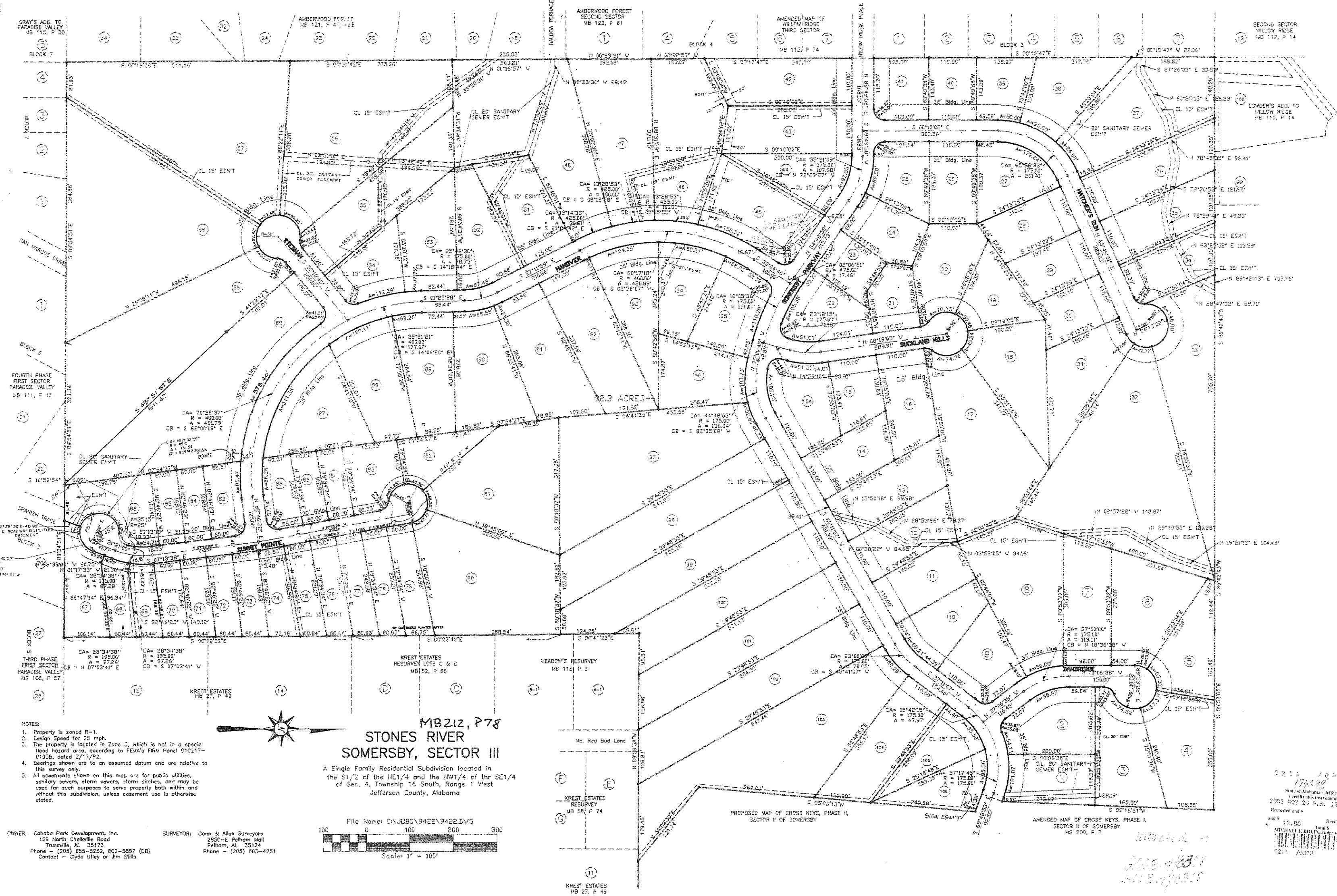
APPROVED: [Signature] DATE: 11/4/03
MAYOR, CITY OF CLAY, ALABAMA

APPROVED: [Signature] DATE: 11/4/03
CITY ENGINEER, CITY OF CLAY, ALABAMA

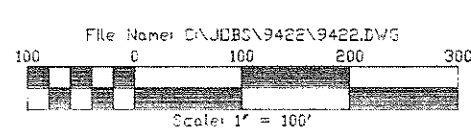
NOTES:
Environmental Services Department approval indicates that easements have been dedicated for future Jefferson County sanitary sewers however this does not mean sanitary sewers have been built or will be built in the future. Any change in the Right-of-Way or Easement boundaries after this date may void their approval.

APPROVED: [Signature] DATE: 11/10/03
DIRECTOR OF ENVIRONMENTAL SERVICES

APPROVED: [Signature] DATE: 11/10/03
CHAIRMAN, PLANNING & ZONING COMMISSION
CITY OF CLAY, ALABAMA



MB212, P78
**STONES RIVER
SOMERSBY, SECTOR III**
A Single Family Residential Subdivision located in the S1/2 of the NE1/4 and the NW1/4 of the SE1/4 of Sec. 4, Township 16 South, Range 1 West Jefferson County, Alabama



OWNER: Cahaba Park Development, Inc.
125 North Chalkville Road
Tusculoo, AL 35172
Phone = (205) 656-2225, 602-5887 (toll free)
Contact = Clyde Utley or Jim Smith

SURVEYOR: Conn & Allen Surveyors
2850-E Pelham Mall
Fahom, AL 35224
Phone = (205) 663-4251

2003 NOV 20 10:25 AM
State of Alabama - Jefferson County
certify this instrument that on:
2003 NOV 20 10:25 AM
Recorded in
MICHAEL P. BROWN, Clerk of Probate
2011 20078