

STATE OF ALABAMA
SHELBY COUNTY

THE UNDERSIGNED, STEVEN M. ALLEN, REGISTERED LAND SURVEYOR, STATE OF ALABAMA, AND JAMES H. (DECEASED) AND DARTHY MOORE, OWNER(S) HEREBY CERTIFY THAT THIS PLAT OR MAP WAS MADE PURSUANT TO A SURVEY MADE AT THE INSTANCE OF SAID OWNER(S); THAT THIS PLAT OR MAP IS A TRUE AND CORRECT MAP OF LAND SHOWN THEREIN AND KNOWN AS OR TO BE KNOWN AS "HARRISON FARMS" SHOWING SUBDIVISION INTO WHICH IT IS PROPOSED TO DIVIDE SAID LANDS; GIVING THE LENGTH AND THE ANGLES OF THE BOUNDARIES OF EACH LOT AND ITS NUMBER; SHOWING THE STREETS, ALLEYS, AND PUBLIC GROUNDS; GIVING THE LENGTH, WIDTH, AND NAME OF EACH STREET, AS WELL AS THE NUMBER OF EACH LOT AND BLOCK; ALSO SHOWING THE RELATIONS OF THE LANDS TO THE GOVERNMENT SURVEY, AND THAT IRON PINS HAVE BEEN INSTALLED AT ALL LOT CORNERS AND CURVE POINTS AS SHOWN AND DESIGNATED BY SMALL OPEN CIRCLES ON SAID PLAT OR MAP. SAID OWNER(S) FURTHER CERTIFY THAT THEY ARE THE OWNERS OF SAID PROPERTY AND THAT THE SAME IS NOT SUBJECT TO ANY MORTGAGE EXCEPT AS SHOWN.

I HEREBY 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.

BY: _____ DATED _____
STEVEN M. ALLEN
Surveyor, Reg. No. 12944

BY: _____ DATED _____
DARTHY MOORE, OWNER

STATE OF ALABAMA
COUNTY OF SHELBY

I, _____ the undersigned, a Notary Public in and for said County of Shelby, do hereby certify that _____ the abovesigned, a Notary Public in and for said County of Shelby, being duly qualified, acknowledged before me, on this day of _____, 2024, that _____ the abovesigned, who are known to me, acknowledged before me, on this day that, after being duly advised of the contents of the foregoing instrument, executed same voluntarily and with full authority to do so on the day then last seen.

Given under my hand and seal this _____ day of _____, 2024.

STATE OF ALABAMA
COUNTY OF SHELBY

I, _____ the undersigned, a Notary Public in and for said County of Shelby, do hereby certify that _____ the abovesigned, a Notary Public in and for said County of Shelby, being duly qualified, acknowledged before me, on this day of _____, 2024, that _____ the abovesigned, who are known to me, acknowledged before me, on this day that, after being duly advised of the contents of the foregoing instrument, executed same voluntarily and with full authority to do so on the day then last seen.

Given under my hand and seal this _____ day of _____, 2024.

CITY OF ALABASTER SIGNATURES

MAYOR, CITY OF ALABASTER DATE _____

ALABASTER CITY ENGINEER DATE _____

PLANNING COMMISSION, CITY OF ALABASTER DATE _____

ALABASTER BUILDING OFFICIAL DATE _____

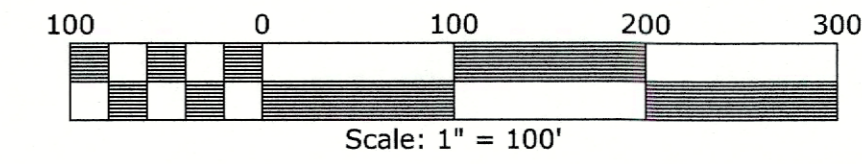
ALABASTER FIRE OFFICIAL DATE _____

CITY CLERK DATE _____

SHELBY COUNTY HEALTH DEPARTMENT
FOR RECORDING PURPOSES ONLY DATE _____

HARRISON FARMS
SITUATED IN THE NE1/4 OF SECTION 15, TWP 21 SOUTH, RANGE 3 WEST AND
CITY OF ALABASTER, SHELBY COUNTY ALABAMA

THE PURPOSE OF THIS SUBDIVISION IS TO CREATE TWO RESIDENTIAL LOTS
DATE: APRIL 2, 2024 TOTAL ACRES SUBDIVIDED= 11.4 ACRES
PROPERTY ZONED A

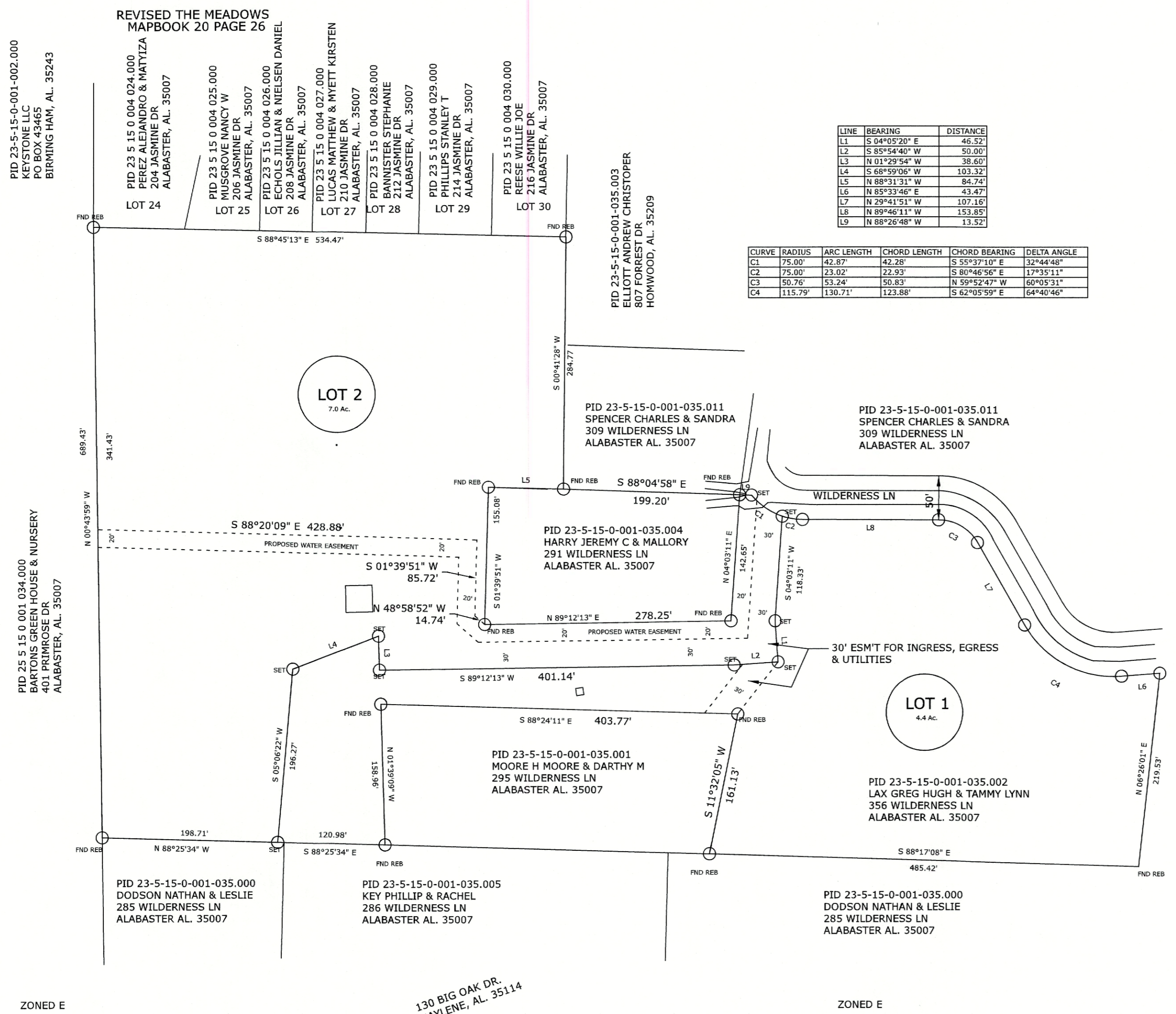


CONTACT
GREG CONN
PHONE 205-368-2515

OWNER-PID NO. 23 5 15 0 001 035.000
DARTHY MOORE
201 WILDERNESS LANE
ALABASTER, AL. 35007

MAP PREPARED BY
S. M. ALLEN PLS 12944
9378, STE B
ALABASTER AL. 35007
205 663-4251

- ALABASTER GENERAL NOTES
1. ALL EASEMENTS ARE FOR UTILITY AND DRAINAGE PURPOSES AND SHALL PROVIDE NEEDS FOR BOTH WITHIN AND WITHOUT THIS SUBDIVISION.
 2. NO FENCES WILL BE ALLOWED TO OBSTRUCT THE FLOW OF STORM WATER.
 3. FENCING, IF INSTALLED ON AN EASEMENT, MAY BE REMOVED AT THE PROPERTY OWNERS EXPENSE IN ORDER TO ACCESS ANY UTILITY OR EASEMENT.
 4. DETENTION/RETENTION POND MAINTENANCE AND UPKEEP WILL BE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION OR PARTY OF OWNERSHIP.
 5. THE CITY OF ALABASTER IS NOT NOR WILL EVER BE RESPONSIBLE FOR THE MAINTENANCE OF EASEMENTS OUTSIDE THE RIGHT OF WAY.
 6. ALL DECORATIVE SIGNAGE, LIGHTING, ETC. WITHIN A SUBDIVISION IF REMOVED OR DAMAGE WILL BE REPLACED WITH STANDARD CITY OF ALABASTER EQUIPMENT.
 7. THE CITY OF ALABASTER IS LOCATED IN AN AREA SUBJECT TO SINK HOLES AND LIMESTONE FORMATIONS. THE CITY DOES NOT MAKE ANY GUARANTEE AGAINST SINK HOLE OR OTHER NATURAL CONDITIONS THAT MAY EXIST OR OCCUR.
 8. I FURTHER CERTIFY THAT I HAVE CONSULTED THE FEDERAL INSURANCE RATE MAP, 01117C 0380E, DATED 02-20-2013, ZONE X, AND FOUND THAT THE ABOVE DESCRIBED PARCEL DOES NOT LIE IN A SPECIAL HAZARD ZONE.
 9. THIS NOTE IS OMITTED
 10. THE FINAL PLAT WAS APPROVED BY THE PLANNING COMMISSION OF THE CITY OF ALABASTER ON THE _____ DAY OF _____, 2021 SUBJECT TO AN IMPROVEMENT BOND GIVEN BY THE OWNER TO THE CITY OF ALABASTER IN THE AMOUNT OF _____ FOR COMPLETION OF ALL REQUIRED IMPROVEMENTS AND MAINTENANCE.
 11. THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS AND RIGHTS OF WAYS OF RECORD, EITHER RECORDED OR UNRECORDED.



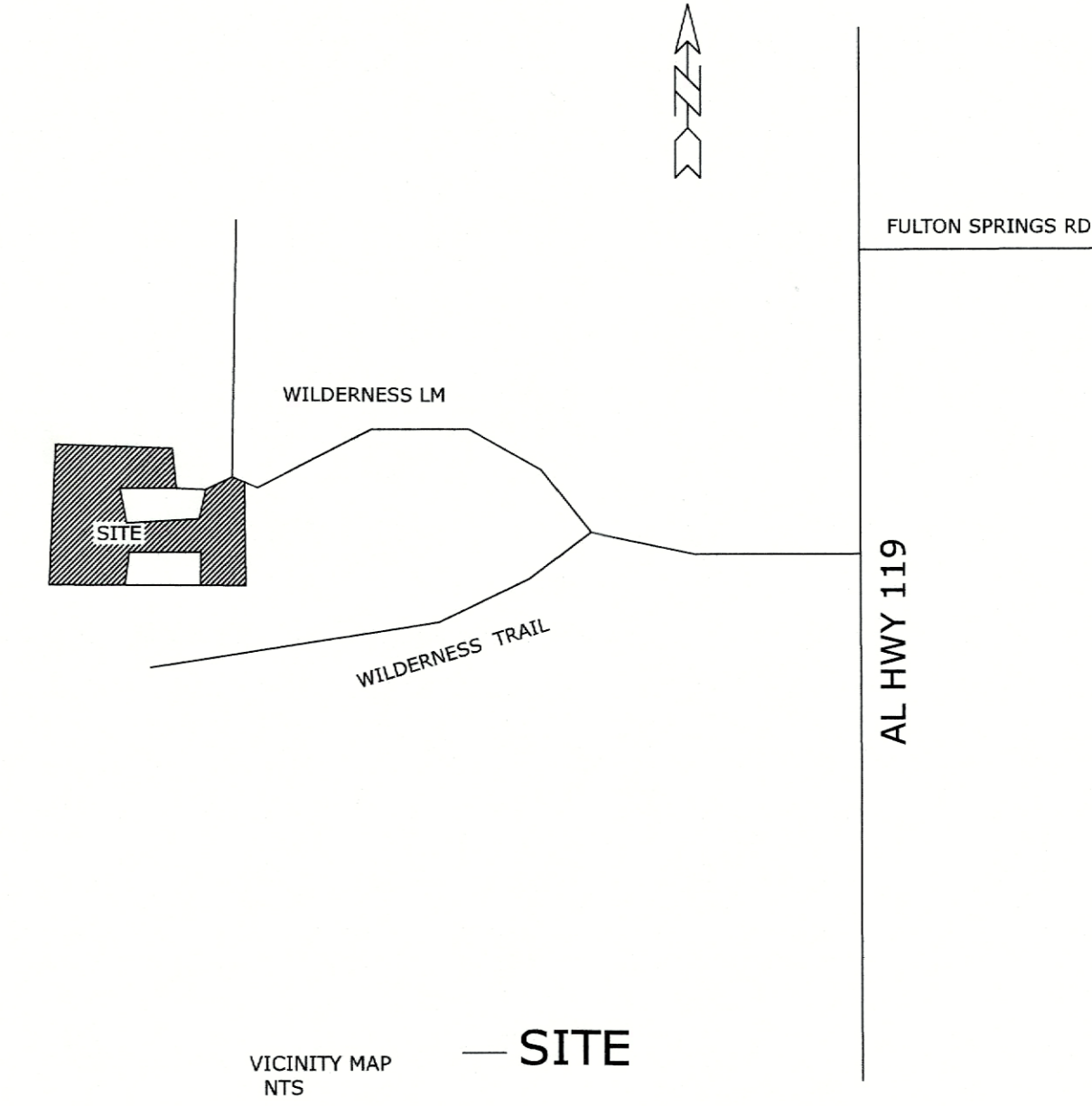
LINE	BEARING	DISTANCE
L1	S 04°02'20" E	46.52'
L2	S 85°54'40" W	50.00'
L3	N 01°29'54" W	38.60'
L4	S 68°59'00" W	103.32'
L5	N 88°31'31" W	84.74'
L6	N 88°33'40" E	43.47'
L7	N 29°41'51" W	107.16'
L8	N 89°46'11" W	153.85'
L9	N 88°28'48" W	112.51'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	75.00'	42.87'	42.28'	S 55°37'10" E	32°44'48"
C2	75.00'	12.80'	12.93'	S 80°46'36" E	12°39'11"
C3	50.76'	53.24'	50.83'	N 99°52'47" W	60°05'31"
C4	115.79'	136.71'	123.88'	S 62°05'59" E	64°40'46"

HEALTH DEPARTMENT NOTE:
THE LOTS ON THIS PLAT ARE SUBJECT TO APPROVAL OR DELETION BY THE SHELBY COUNTY LHD. NO REPRESENTATION IS MADE THAT ANY LOT ON THIS PLAT WILL ACCOMMODATE AN ONSITE SEWAGE SYSTEM (OSS). THE APPROPRIATENESS OF A LOT FOR WASTEWATER (SEWAGE) TREATMENT AND DISPOSAL SHALL BE DETERMINED WHEN AN APPLICATION IS SUBMITTED. IF PERMITTED, THE LOT APPROVAL MAY CONTAIN CERTAIN CONDITIONS WHICH RESTRICT THE USE OF THE LOT OR OBLIGATE OWNERS TO SPECIAL MAINTENANCE AND REPORTING REQUIREMENTS, AND THESE ARE ON FILE WITH SAID HEALTH DEPARTMENT AND ARE MADE A PART OF THIS PLAT AS IF SET OUT HERE ON.

ZONING TAB "A"
AREA AND DIMENSIONAL REGULATIONS

MINIMUM LOT AREA	3 ACRES
MINIMUM FRONT SETBACK	100 FEET
MINIMUM SIDE SETBACK	10 FEET
MINIMUM REAR SETBACK	10 FEET
MINIMUM BUILDING SETBACKS:	
FRONT	20 FEET
SIDE	10 FEET
REAR	10 FEET
MINIMUM LIVEABLE FLOOR AREA	
ONE STORY BUILDINGS	1000 SQUARE FEET
MORE THAN ONE STORY DWELLING:	
FIRST FLOOR	1000 SQUARE FEET
TOTAL DWELLING	1300 SQUARE FEET



DWN. BY	CKD. BY	JOB NO.	DISK	SCALE	DATE
		16894		1"=100'	4-3-24
DESCRIPTION					
REVISIONS					
NO.					
DATE					
TITLE					
FINAL PLAT					
CLIENT: DARTHY MOORE					
PROJECT: HARRISON FARMS					
S. M. ALLEN					
P.O. BOX 1195 PELHAM, ALABAMA 35124 (205) 663-4251 FAX (205) 663-7694					
SHEET NO.					
1 OF 1					