

**LEGAL DESCRIPTION
TRACT 2 PROPOSED RIGHT-OF-WAY DESCRIPTION**

BEING A PARCEL OF LAND SITUATED IN THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 3 SOUTH, RANGE 2 WEST, HUNTSVILLE MERIDIAN, MADISON COUNTY, ALABAMA, AND BEING A PORTION OF THAT TRACT OF LAND DESCRIBED IN INSTRUMENT TO HEATHER EDSTROM AND STEVEN SALINAS, WIFE AND HUSBAND IN BOOK 2022, PAGE 25524 OF THE RECORDS OF MADISON COUNTY, ALABAMA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH IRON ROD WITH CAP STAMPED "MCELROY" FOUND MARKING THE NORTHWEST CORNER OF THAT TRACT OF LAND DESCRIBED IN INSTRUMENT TO HALEY DIANE WAMBLES IN INSTRUMENT NUMBER 202100049429, ALSO MARKING THE NORTHEAST CORNER OF THAT TRACT OF LAND DESCRIBED IN INSTRUMENT TO PAUL L. OLIVER AND TRACY L. OLIVER, HUSBAND AND WIFE IN INSTRUMENT NUMBER 20051103000749180 OF THE RECORDS OF MADISON COUNTY, ALABAMA, AND ON THE SOUTHERLY RIGHT-OF-WAY LINE OF GOOCH LANE (60' WIDTH PUBLIC R.O.W.);

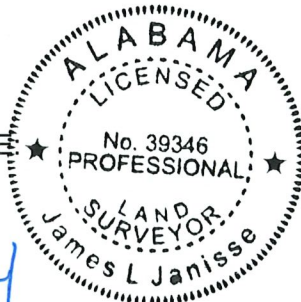
THENCE, CONTINUING ALONG THE SAID SOUTHERLY RIGHT-OF-WAY LINE NORTH 63°38'40" EAST, 583.19 FEET, TO A POINT ON THE COMMON LINE OF SAID RIGHT-OF-WAY AND THE NORTHEAST CORNER OF THAT TRACT OF LAND DESCRIBED IN INSTRUMENT TO BRIAN E. ROSA AND WIFE, ASHLEY B. ROSA IN INSTRUMENT NUMBER 20160722000410610 OF THE RECORDS OF MADISON COUNTY, ALABAMA, ALSO ON THE WESTERLY RIGHT-OF-WAY LINE OF WALL TRIANA HIGHWAY(80' WIDTH PUBLIC R.O.W.);

THENCE, NORTH 67°55'47" EAST, 87.59 FEET, CROSSING SAID WALL TRIANA HIGHWAY TO THE NORTHWEST CORNER OF SAID EDSTROM AND SALINAS TRACT AND ON THE EASTERLY RIGHT-OF-WAY LINE OF WALL TRIANA HIGHWAY AT ITS INTERSECTION WITH THE SOUTHERLY RIGHT-OF-WAY LINE OF SAID GOOCH LANE BEING THE **POINT OF BEGINNING** AND THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

SURVEYOR'S SIGNATURE

James Janisse
7/23/24

JAMES JANISSE
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CITY OF MADISON, MADISON COUNTY, ALABAMA
RIGHT-OF-WAY AND EASEMENT MAP
GOOCH LANE AND
WALL TRIANA HIGHWAY
MADISON PROJECT #22-023

Kimley»Horn

10101 Reunion Place, Suite 400 San Antonio, Texas 78216 FIRM # 10193973 Tel. No. (210) 541-9166 www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
N/A	TIA	JLJ	7/23/2024	014115002	1 OF 3

**LEGAL DESCRIPTION
TRACT 2 PROPOSED RIGHT-OF-WAY DESCRIPTION**

THENCE, CONTINUING ALONG THE SAID SOUTHERLY RIGHT-OF-WAY LINE NORTH 63°33'29" EAST, 51.66 FEET TO A POINT FOR THE EAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, CROSSING SAID EDSTROM AND SALINAS TRACT, SOUTH 54°48'51" WEST, 56.87 FEET TO A POINT ON SAID EASTERLY RIGHT-OF-WAY LINE FOR THE SOUTH CORNER OF THE HEREIN DESCRIBED TRACT;

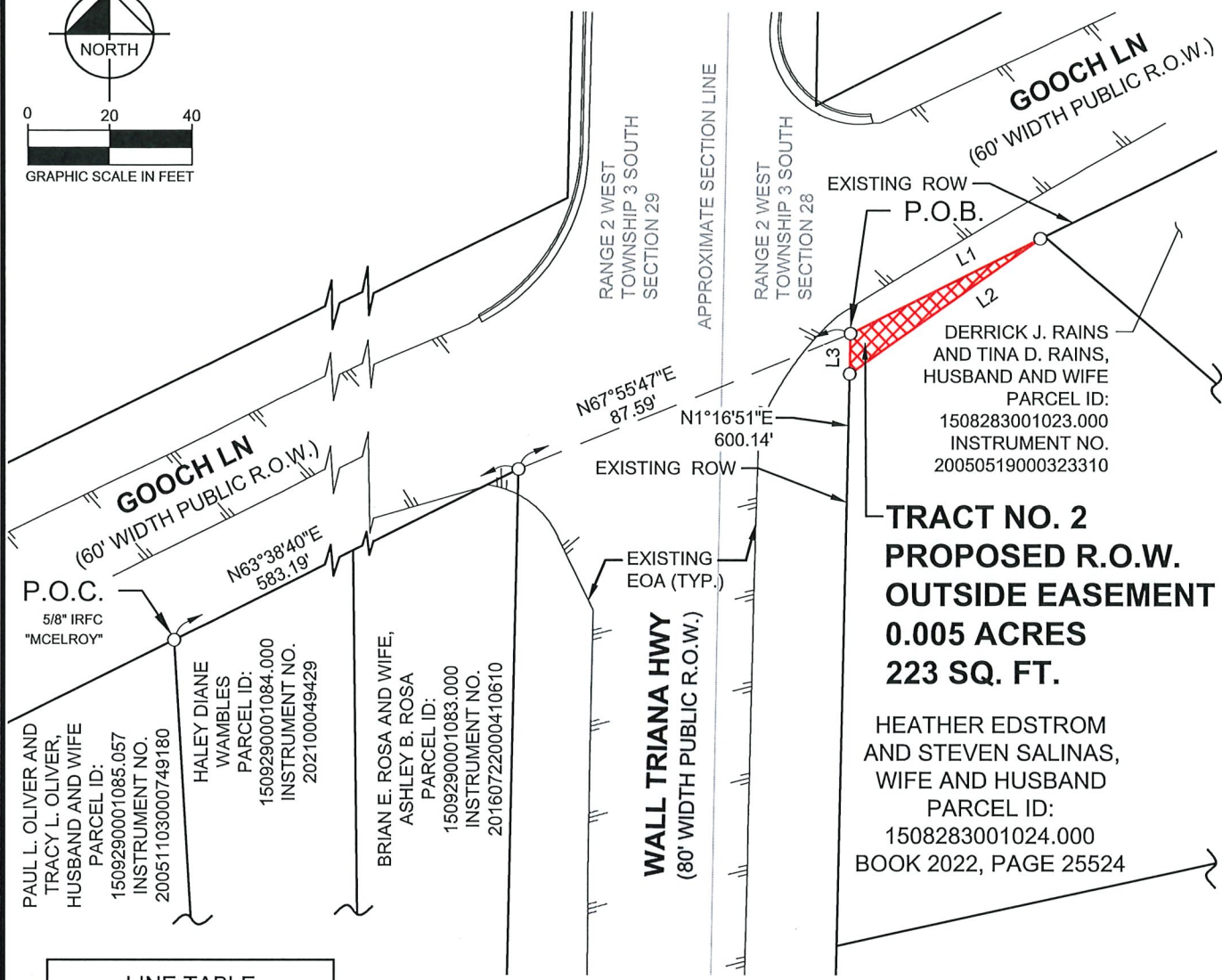
THENCE CONTINUING ALONG SAID EASTERLY RIGHT-OF-WAY LINE NORTH 01°16'51" EAST, 9.77 FEET TO THE **POINT OF BEGINNING** CONTAINING 223 SQUARE FEET OF LAND AND SUBJECT TO ANY EASEMENTS OF RECORD.

I HEREBY CERTIFY 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.

CITY OF MADISON, MADISON COUNTY, ALABAMA
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N/A	TIA	JLJ	7/23/2024	014115002	2 OF 3



LINE TABLE

NO.	BEARING	LENGTH
L1	N63°33'29"E	51.66'
L2	S54°48'51"W	56.87'
L3	N01°16'51"E	9.77'

LEGEND

- PROPOSED RIGHT-OF-WAY
- ASPHALT PAVEMENT
- CALCULATED POINT UNLESS OTHERWISE LABELLED

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**RIGHT OF WAY SURVEY
 THIS IS NOT A PROPERTY
 BOUNDARY SURVEY**

ROW AND BOUNDARY LINework
 SHOWN HEREON WAS PROVIDED BY
 CLIENT

**CITY OF MADISON, MADISON COUNTY, ALABAMA
 RIGHT-OF-WAY AND EASEMENT MAP
 GOOCH LANE AND
 WALL TRIANA HIGHWAY
 MADISON PROJECT #22-023**

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1" = 40'	TIA	JLJ	7/23/2024	014115002	3 OF 3