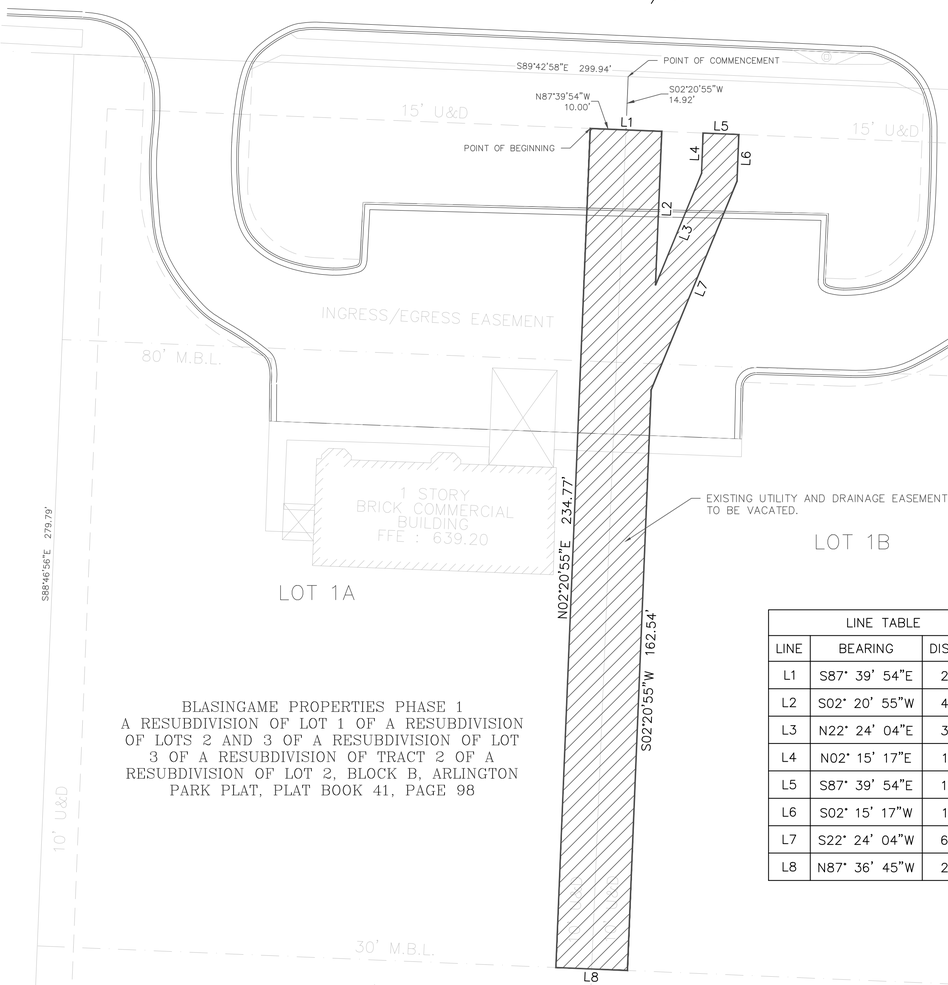
PLAT BOOK 41, PAGE 65

7 6 5 4 3 2 1

THOTAKURA NAGENDRA RAO AND KANAKADURGA
1618 CHANDER DRIVE
HUNTSVILLE, AL 35801
DOC.# 2025-13136

WEST DUBLIN DRIVE

60' R/W



LINE TABLE		
LINE	BEARING	DISTANCE
L1	S87° 39' 54"E	20.00'
L2	S02° 20' 55"W	43.08'
L3	N22° 24' 04"E	33.77'
L4	N02° 15' 17"E	11.36'
L5	S87° 39' 54"E	10.00'
L6	S02° 15' 17"W	13.12'
L7	S22° 24' 04"W	62.94'
L8	N87° 36' 45"W	20.00'

BLASINGAME PROPERTIES PHASE 1
A RESUBDIVISION OF LOT 1 OF A RESUBDIVISION OF LOTS 2 AND 3 OF A RESUBDIVISION OF LOT 3 OF A RESUBDIVISION OF TRACT 2 OF A RESUBDIVISION OF LOT 2, BLOCK B, ARLINGTON PARK PLAT, PLAT BOOK 41, PAGE 98

LOT 1
ARLINGTON PARK PHASE 3
P.B. 2015 PG. 32680

COOKS PROPERTIES, LLC
PO BOX 669
DECATUR, AL 35602
DOC.# 2015-32680

LOT 2
A RESUBDIVISION OF
TRACT 1 OF A RESUBDIVISION OF LOT 2, BLOCK B
ARLINGTON PARK P.B. 41, PG 22

SOLTANI SHANAZ
30 HILLCREST AVE NW
HUNTSVILLE, AL 35806
DOC.# 20121-644140

LOT 1
FIRST PLAZA AT
ARLINGTON PARK
P.B. 2022 PG. 22

SPL WONG LLC
1864 SPARKMAN DR
HUNTSVILLE, AL 35816
P.B. 2022 PG. 22

TRACT 1
ARLINGTON PARK
P.B. 14 PG 69

DUBLIN 1 INVESTMENT, LLC
180 WEST DUBLIN DRIVE
MADISON, AL 35758
DOC.# 2008-178940

EASEMENT DESCRIPTION

STATE OF ALABAMA:
MADISON COUNTY:

A UTILITY AND DRAINAGE EASEMENT OF VARYING WIDTH, BEING LOCATED IN LOTS 1A AND 1B OF THE CERTIFIED PLAT OF BLASINGAME PROEPRTIES PHASE 1, AS RECORDED IN DOC #20141017000553170, IN THE PROBATE OFFICE OF MADISON COUNTY, ALABAMA, MORE PARTICULARLY DESCRBED AS COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1A. THEN SOUTH 02 DEGREES 20 MINUTES 55 SECONDS WEST, 14.92 FEET TO A POINT. THEN NORTH 87 DEGREES 39 MINUTES 54 SECONDS WEST, 10.00 FEET TO THE POINT OF BEGINNING.

THEN FROM THE POINT OF BEGINNING SOUTH 87 DEGREES 39 MINUTES 54 SECONDS EAST A DISTANCE OF 20.00 FEET TO A POINT.

THEN SOUTH 02 DEGREES 20 MINUTES 55 SECONDS WEST A DISTANCE OF 43.08 FEET TO A POINT.

THEN NORTH 22 DEGREES 24 MINUTES 04 SECONDS EAST A DISTANCE OF 33.77 FEET TO A POINT.

THEN NORTH 02 DEGREES 15 MINUTES 17 SECONDS A DISTANCE OF 11.36 FEET TO A POINT.

THEN SOUTH 87 DEGREES 39 MINUTES 54 SECONDS EAST A DISTANCE OF 10.00 FEET TO A POINT.

THEN SOUTH 02 DEGREES 15 MINTUES 17 SECONDS WEST A DISTANCE OF 13.12 FEET TO A POINT.

THEN SOUTH 22 DEGREES 24 MINUTES 04 SECONDS WEST A DISTANCE OF 62.94 FEET TO A POINT.

THEN SOUTH 02 DEGREES 20 MINUTES 55 SECONDS WEST A DISTANCE OF 162.54 FEET TO A POINT.

THEN NORTH 87 DEGREES 36 MINUTES 45 SECONDS WEST A DISTANCE OF 20.00 FEET TO A POINT.

THEN NORTH 02 DEGREES 20 MINUTES 55 SECONDS EAST A DISTANCE OF 234.77 FEET TO THE POINT OF BEGINNING.

REVISIONS
Date: ---
Date: ---
Date: ---
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Date: ---
Date: ---

All documents, including Drawings and Bid Specifications, prepared or furnished by Firms listed on face, are instruments of service in respect of the client and firms listed on face, shall retain an ownership and property interest therein whether or not the Project is completed. Such documents are not intended to represented to be suitable for reuse by the Client or others on extensions of the Project or on any other project. Any reuse without written consent by Firms listed on face for such extensions or Firms listed on face for further compensation at rates to be agreed upon by Firms listed on face and the Client.

MULLINS, LLC
CIVIL ENGINEERING, DEVELOPMENT DESIGN
SURVEYING, LANDSCAPE ARCHITECTURE
2101 West Clinton Avenue, Suite 503, Huntsville, AL 35805
(256) 690-5312

N

0 20' 40'

AN EXHIBIT FOR EASEMENT VACATION
BLASINGAME PROPERTIES PHASE 1
DOC #20141017000553170
MADISON COUNTY, ALABAMA.

JOB NO.: 26-111
DATE: 01/28/26
DRAWN: CMF
FIELD:
DATE:
CHK'D:
REVISED: 04/15/26

SHEET 1 OF 1