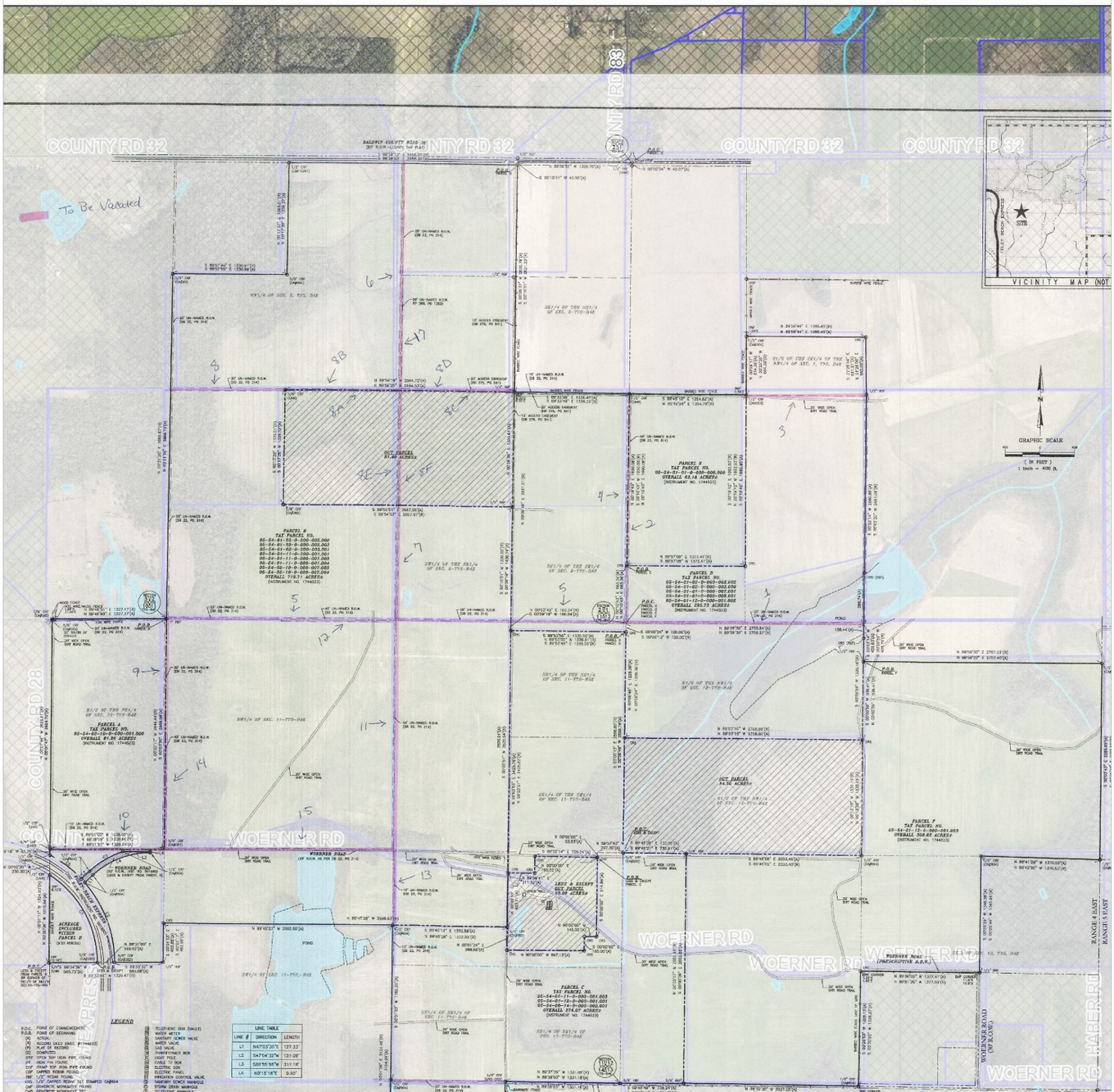

LEGEND

P.O.C. POINT OF COMMENCEMENT
P.O.B. POINT OF BEGINNING
(M) MEASURED
(PK) PK NAIL
(PK-S) PK NAIL SET
(CM) CONCRETE MONUMENT FOUND
(CM-S) CONCRETE MONUMENT SET
(LS) LICENSED PROFESSIONAL SURVEYOR'S NUMBER
(CA) CERTIFICATE OF AUTHORIZATION NUMBER
(DB) DEED BOOK
(RP) REFERENCE PARCEL SET ON LINE
(UNO) UNREDEEMABLE
(NO) NUMBER
SEC. SECTION
T TOWNSHIP
R RANGE
U UTILITY POLE
U GUY WIRE
R/W RIGHT-OF-WAY
R.O.W. RIGHT-OF-WAY
O FIRE HYDRANT
WV WATER VALVE
SP SECONDARY PEDESTAL
E ELECTRIC METER BOX
AC AIR CONDITIONER
JB JUNCTION BOX (NAILS)
EL./ELEV ELEVATION
MV MAILBOX
TELEPHONE BOX (VAULT)
WATER METER
SANITARY SEWER VALVE
WATER VALVE
GAS VALVE
THREEPHONE BOX
LIGHT POLE
CABLE TV BOX
ELECTRIC BOX
ELECTRIC METER
IRRIGATION CONTROL VALVE
SANITARY SEWER MANHOLE
STORM DRAIN MANHOLE
TELEPHONE MANHOLE
SEWER CLEANOUT
SEWER GRINDER PUMP
STORM DRAIN
FLAG POLE
GAS LINE VALVE MARKER
TELEPHONE BOX MARKER
MATERLINE MARKER
FIBER OPTIC LINE MARKER
EXCEPTION
UNDERGROUND FIBER OPTIC LINE
OVERHEAD ELECTRIC
BURIED ELECTRIC LINE
UNDERGROUND TELEPHONE LINE
UNDERGROUND SEWER LINE
UNDERGROUND WATERLINE
UNDERGROUND GAS LINE
WOODEN UTILITY POLE
WOOD GRADE ELEVATIONS
CMP CORRUGATED METAL PIPE
RCP REINFORCED CONCRETE PIPE
CPP CORRUGATED PLASTIC PIPE

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	N47°03'35"E	127.23'
L2	S47°04'32"W	127.08'
L3	S89°55'50"W	317.16'
L4	N0°15'16"E	0.90'

CURVE TABLE				
CURVE #	RADIUS	ARC LENGTH	CHORD	DISTANCE
C1	1216.31'	1207.86'	S29°12'21"E	1158.80'
C2	1412.92'	1011.46'	N21°03'58"W	989.87'
C3	1029.15'	448.72'	S19°32'22"E	445.18'
C4	988.65'	738.16'	N63°16'53"	709.30'
C5	1416.02'	458.52'	N35°23'30"W	457.51'

LEGAL DESCRIPTION
(PER INSTRUMENT NO. 1744623)

PARCEL A
THE EAST HALF OF THE NORTHEAST QUARTER, SECTION 10, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA.
EXCEPT THOSE PORTIONS ON THE NORTH, SOUTH, AND EAST NEW BEING USED AS PUBLIC RIGHTS-OF-WAY.
SO REGARDED AS:
BEARINGS AT THE NORTHEAST CORNER OF SECTION 10, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA FOR THE POINT OF BEGINNING. RUN THENCE SOUTH 00°03'17" EAST FOR 2628.44 FEET TO THE NORTH RIGHT-OF-WAY OF WOERNER ROAD. RUN THENCE SOUTH 89°51'05" WEST ALONG THE NORTH RIGHT-OF-WAY OF SAID WOERNER ROAD FOR 1338.65 FEET. RUN THENCE NORTH 00°01'46" WEST FOR 2629.61 FEET TO THE NORTH LINE OF SAID SECTION 10. RUN THENCE NORTH 89°49'51" EAST ALONG THE NORTH LINE OF SAID SECTION 10 FOR 1337.47 FEET TO THE NORTHEAST CORNER OF SAID SECTION 10, TOWNSHIP 7 SOUTH, RANGE 4 EAST AND THE POINT OF BEGINNING.

PARCEL B
BEGINNING AT THE NORTHEAST CORNER OF SECTION 3, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA. RUN THENCE NORTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE NORTH LINE OF SAID SECTION 3 FOR 1328.43 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3. RUN THENCE SOUTH 00 DEGREES 03 MINUTES 03 SECONDS WEST ALONG THE EASTERLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3 FOR 1320.83 FEET TO THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3. RUN THENCE NORTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE SOUTHERNLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3 FOR 1328.43 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3. RUN THENCE NORTH 00 DEGREES 03 MINUTES 03 SECONDS EAST ALONG THE WESTERLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3 FOR 1320.83 FEET TO THE POINT OF BEGINNING. CONTAINING 39.00 ACRES ±.

PARCEL C
BEGINNING AT THE NORTHEAST CORNER OF SECTION 3, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA. RUN THENCE NORTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE NORTH LINE OF SAID SECTION 3 FOR 1328.43 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3. RUN THENCE SOUTH 00 DEGREES 03 MINUTES 03 SECONDS WEST ALONG THE EASTERLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3 FOR 1320.83 FEET TO THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3. RUN THENCE NORTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE SOUTHERNLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3 FOR 1328.43 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3. RUN THENCE NORTH 00 DEGREES 03 MINUTES 03 SECONDS EAST ALONG THE WESTERLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 3 FOR 1320.83 FEET TO THE POINT OF BEGINNING. CONTAINING 39.00 ACRES ±.

PARCEL D
BEGINNING AT THE NORTHEAST CORNER OF SECTION 11, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA. RUN THENCE SOUTH 00 DEGREES 08 MINUTES 13 SECONDS WEST ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 11, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA, FOR 100.00 FEET TO THE POINT OF BEGINNING. CONTINUE THENCE SOUTH 00 DEGREES 08 MINUTES 13 SECONDS WEST ALONG THE EAST LINE OF SAID SECTION 11 FOR 2639.63 FEET TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 11. RUN THENCE SOUTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE SOUTHERNLINE OF THE NORTHEAST QUARTER OF SAID SECTION 11 FOR 1328.43 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 11. RUN THENCE NORTH 00 DEGREES 03 MINUTES 03 SECONDS WEST ALONG THE WESTERLINE OF THE NORTHEAST QUARTER OF SAID SECTION 11 FOR 1320.83 FEET TO THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 11. RUN THENCE NORTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE SOUTHERNLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 11 FOR 1328.43 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 11. RUN THENCE NORTH 00 DEGREES 03 MINUTES 03 SECONDS EAST ALONG THE WESTERLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 11 FOR 1320.83 FEET TO THE POINT OF BEGINNING. CONTAINING 79.00 ACRES ±.

PARCEL E
BEGINNING AT THE NORTHEAST CORNER OF SECTION 11, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA. RUN THENCE SOUTH 00 DEGREES 08 MINUTES 13 SECONDS WEST ALONG THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 11, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA, FOR 100.00 FEET TO THE POINT OF BEGINNING. CONTINUE THENCE SOUTH 00 DEGREES 08 MINUTES 13 SECONDS WEST ALONG THE EAST LINE OF SAID SECTION 11 FOR 2639.63 FEET TO THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 11. RUN THENCE SOUTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE SOUTH LINE OF SAID SECTION 11 FOR 1328.43 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF SAID SECTION 11. RUN THENCE NORTH 00 DEGREES 03 MINUTES 03 SECONDS WEST ALONG THE WESTERLINE OF THE SOUTHEAST QUARTER OF SAID SECTION 11 FOR 1320.83 FEET TO THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 11. RUN THENCE NORTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE SOUTHERNLINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 11 FOR 1328.43 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 11. RUN THENCE NORTH 00 DEGREES 03 MINUTES 03 SECONDS EAST ALONG THE WESTERLINE OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 11 FOR 1320.83 FEET TO THE POINT OF BEGINNING. CONTAINING 79.00 ACRES ±.

PARCEL F
BEGINNING AT THE NORTHEAST CORNER OF SECTION 12, TOWNSHIP 7 SOUTH, RANGE 4 EAST, BALDWIN COUNTY, ALABAMA. RUN THENCE NORTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE NORTH LINE OF SAID SECTION 12 FOR 1328.43 FEET TO THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 12. RUN THENCE SOUTH 00 DEGREES 03 MINUTES 03 SECONDS WEST ALONG THE EASTERLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 12 FOR 1320.83 FEET TO THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 12. RUN THENCE NORTH 89 DEGREES 59 MINUTES 13 SECONDS WEST ALONG THE SOUTHERNLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 12 FOR 1328.43 FEET TO THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 12. RUN THENCE NORTH 00 DEGREES 03 MINUTES 03 SECONDS EAST ALONG THE WESTERLINE OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 12 FOR 1320.83 FEET TO THE POINT OF BEGINNING. CONTAINING 79.00 ACRES ±.

CORRECTED SIZE OF IRON REBAR WITHIN DESCRIPTION & TYPO IN POC FOR PARCEL B	05/08/19		
REVISION	DATE	CHKR.	

HMR

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ALABAMA LICENSED PROFESSIONAL ENGINEERING COMPANY No. 27403

4805-PH2-B01
PROJ/JOB NO.

BOUNDARY SURVEY
SECT. 1, 2, 3, 10, 11, 12, 14 - T 7 S -
FB EXPRESS, LLC

SCALE	DATE	DRAWN BY	CHECKED BY	SHEE
1"=400	03/21/2019	SLS	SLS	