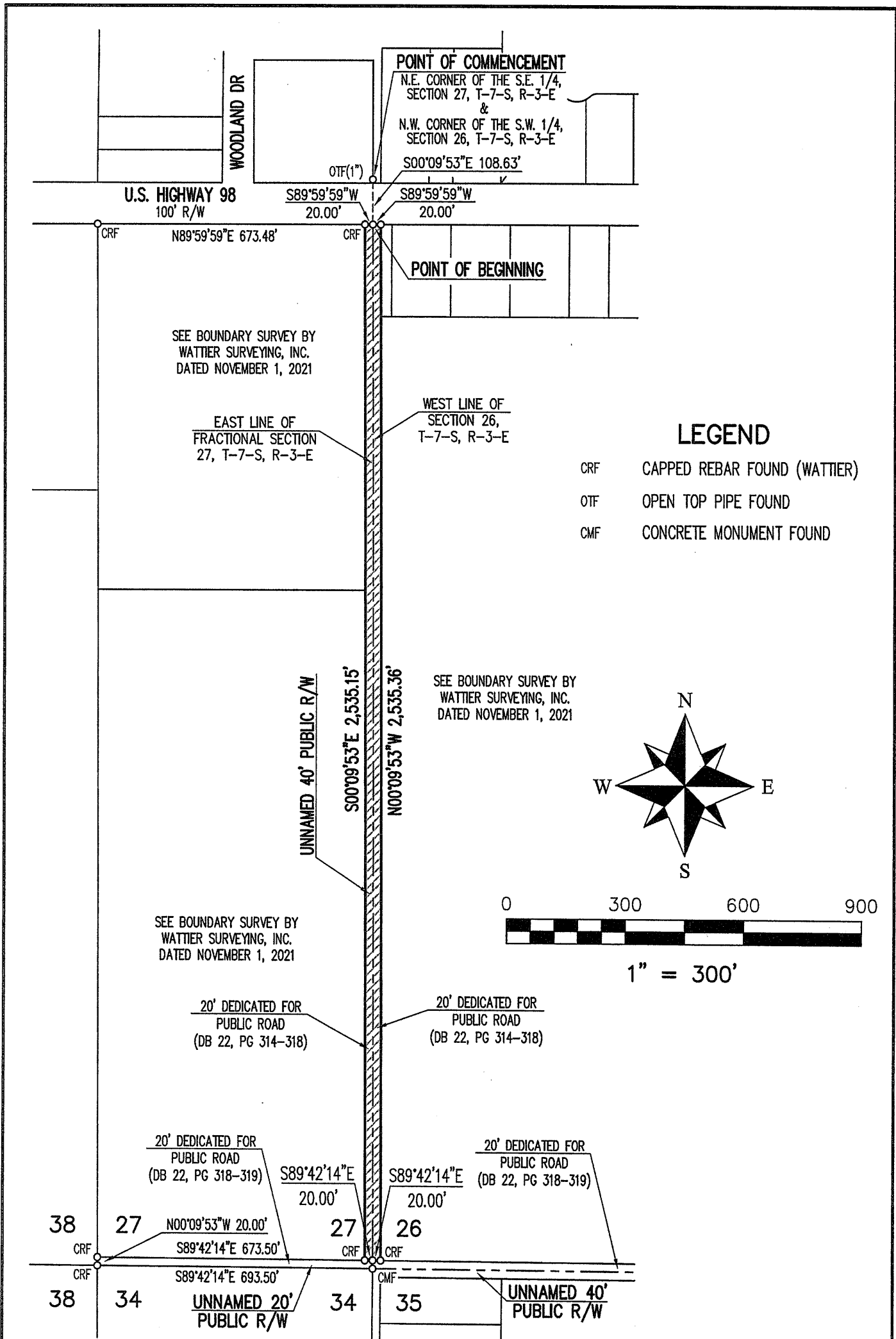




JANUARY 24, 2022

WATTIER SURVEYING, INC.
PROFESSIONAL LAND SURVEYORS

4318 Downtowner Loop N., Suite H
Mobile, Alabama 36609 (251) 342-2640

BOUNDARY SURVEY OF
RIGHT-OF-WAY TO BE VACATED

40' UNNAMED PUBLIC RIGHT-OF-WAY

J.O. NO. 21-0714 COMP. FILE 2758, CLIENT KEYSTONE DEVELOPMENT, LLC

SHEET 1 OF 2

LEGAL DESCRIPTION

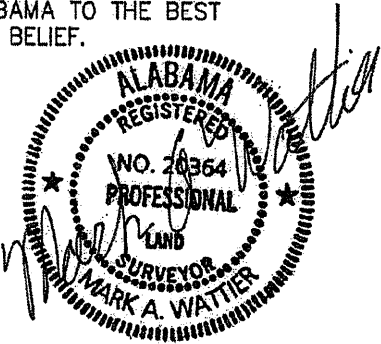
STATE OF ALABAMA
COUNTY OF BALDWIN

COMMENCING AT A 1" OPEN TOP PIPE AT THE NORTHEAST CORNER OF THE SOUTHEAST QUARTER OF FRACTIONAL SECTION 27, TOWNSHIP 7 SOUTH, RANGE 3 EAST, BALDWIN COUNTY, ALABAMA; THENCE RUN SOUTH 00°-09'-53" EAST ALONG THE EAST LINE OF SAID FRACTIONAL SECTION 27 A DISTANCE OF 108.63 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY 98 (100' R/W), SAID POINT BEING THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL; THENCE RUN SOUTH 89°-59'-59" WEST ALONG SAID SOUTH RIGHT-OF-WAY LINE A DISTANCE OF 20.00 FEET TO A CAPPED REBAR (WATTIER) ON THE WEST RIGHT-OF-WAY LINE OF AN UNNAMED 40' PUBLIC RIGHT-OF-WAY; THENCE RUN SOUTH 00°-09'-53" EAST ALONG SAID WEST RIGHT-OF-WAY LINE A DISTANCE OF 2,535.15 FEET TO A CAPPED REBAR (WATTIER) ON THE NORTH RIGHT-OF-WAY LINE OF 20' PUBLIC RIGHT-OF-WAY RUNNING EAST AND WEST; THENCE RUN SOUTH 89°-42'-14" EAST ALONG THE NORTH RIGHT-OF-WAY LINE OF SAID UNNAMED 20' PUBLIC RIGHT-OF-WAY A DISTANCE OF 20.00 FEET TO THE EAST LINE OF SAID FRACTIONAL SECTION 27, SAID LINE ALSO BEING THE WEST LINE OF SECTION 26, TOWNSHIP 7 SOUTH, RANGE 3 EAST, BALDWIN COUNTY, ALABAMA; THENCE CONTINUE SOUTH 89°42'-14" EAST ALONG THE NORTH RIGHT-OF-WAY OF AN UNNAMED 40' PUBLIC RIGHT-OF-WAY A DISTANCE OF 20.00 FEET TO A CAPPED REBAR (WATTIER) ON THE EAST RIGHT-OF-WAY LINE OF THE FIRST MENTIONED UNNAMED 40' PUBLIC RIGHT-OF-WAY; THENCE RUN NORTH 00°-09'-53" WEST ALONG SAID EAST RIGHT-OF-WAY LINE A DISTANCE OF 2,535.36 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF SAID U.S. HIGHWAY 98; THENCE RUN SOUTH 89°-59'-59" WEST ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID U.S. HIGHWAY 98 A DISTANCE OF 20.00 FEET TO THE POINT OF BEGINNING. THE DESCRIBED PARCEL CONTAINS 2.33 ACRES, MORE OR LESS.

SURVEYOR CERTIFICATION

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.

Mark A. Wattier
MARK A. WATTIER, PLS
ALABAMA REGISTRATION NO. 20364



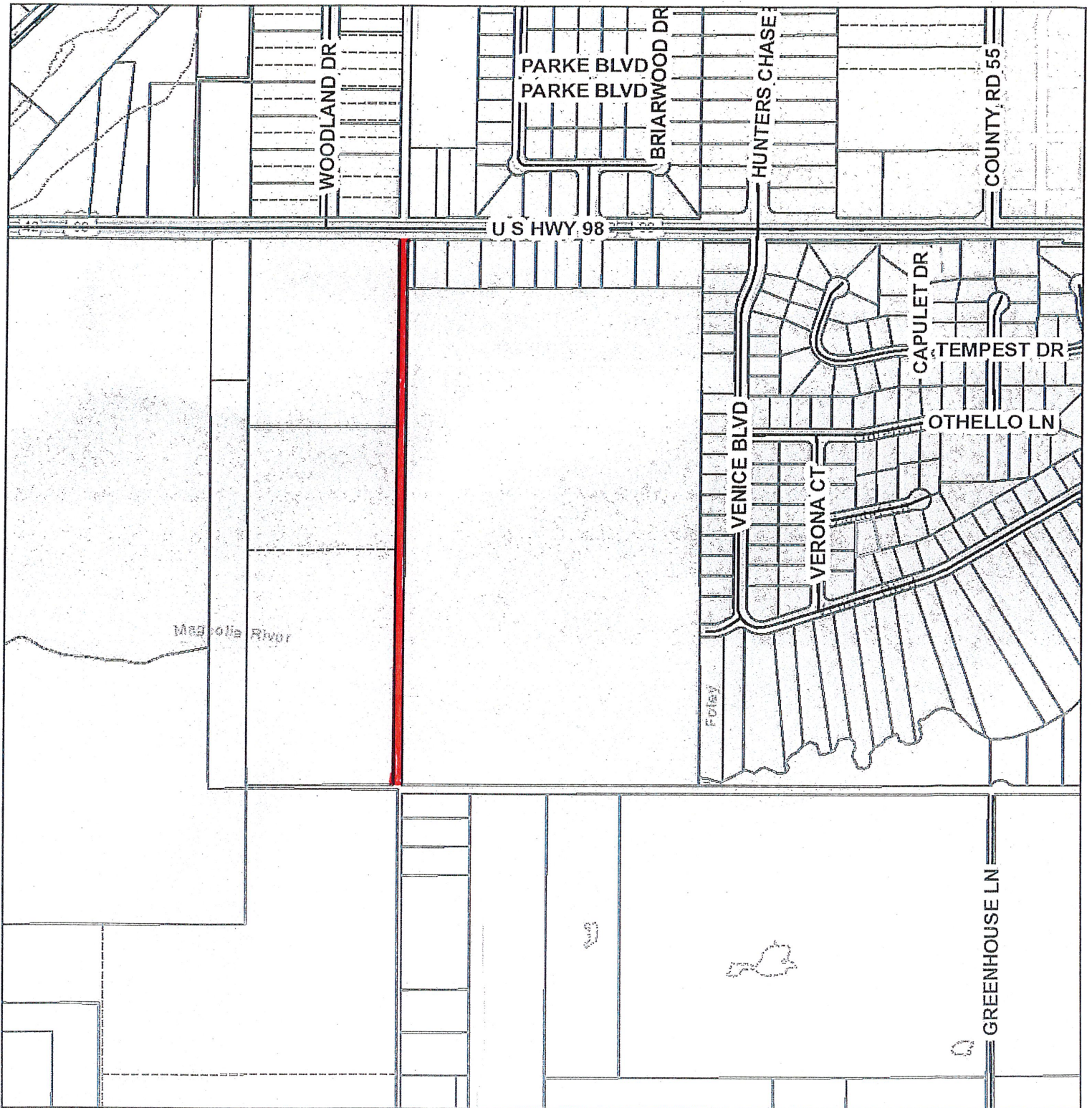
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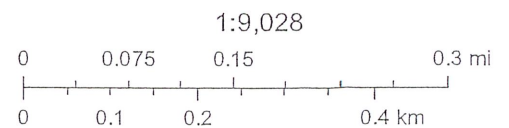
40' UNNAMED PUBLIC RIGHT-OF-WAY

Viewer Map



November 11, 2021

- Hydro
- County Boundary
- Parcels
- Centerlines
- Coastal Control Line
- Lot Lines



Sources: Esri, HERE, Garmin, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), NGCC, (c) OpenStreetMap contributors, and the GIS User Community KCS