

LEGEND\*\*

- IRON PIN FOUND
1/2" REBAR & CAP SET
CALCULATED POINT
POWER POLE
RBR
RBC
CTP
OTC
SC
POINT OF BEGINNING
POC
NOW OR FORMERLY
RIGHT-OF-WAY
RECORD BEARING / DISTANCE
SUBJECT PROPERTY LINE
ADJOINING PROPERTY LINE
OVERHEAD POWER LINE
WIRE FENCE LINE
CHAIN LINK FENCE LINE
WOOD FENCE LINE
PREVIOUS / ORIGINAL LOT LINE
\*\*SYMBOLS ARE NOT TO SCALE

LEGAL DESCRIPTIONS

PARCEL I: A parcel of land containing 6.15 acres, more or less, lying in Section 26, Township 22 North, Range 28 East, Chambers County, Alabama, being more particularly described as follows:
BEGINNING at a 1/2" rebar & cap ("AL23345") being the locally accepted Southwest corner of Lot 8, Block "P" of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama; thence run North 00°15'23" East, along the West line of said Lot 8, and the West line of Lots 5, 6 & 7, said Block "P", a distance of 282.89 feet to a 1/2" rebar & cap ("AL23345") at the Southeast corner of Lot 2, said Block "P"; thence run North 89°14'58" West, along the South line of said Lot 2, a distance of 37.60 feet to a 1/2" rebar & cap ("AL23345"); thence run North 89°11'58" West, along the South line of said Lot 2, and along the South line of Lot 1, said Block "P", and a Westward extension thereof, a distance of 906.71 feet to a 1/2" rebar & cap ("AL23345") on the East line of Lot 9, Block "I", Brookwood Subdivision, 1st Addition, as recorded in Plat Cabinet "C", Folio 23, Probate Court Records, Chambers County, Alabama; thence run South 01°34'44" West, along the East line of said Lot 9, and along the East line of Lots 7 & 8, said Block "I", a distance of 282.15 feet to a 1" open top pipe at the Northwest corner of Lot 5, and along the East line of Lot 5, and the Eastward extension thereof, a distance of 950.83 feet to the POINT OF BEGINNING, containing 6.15 acres, more or less.

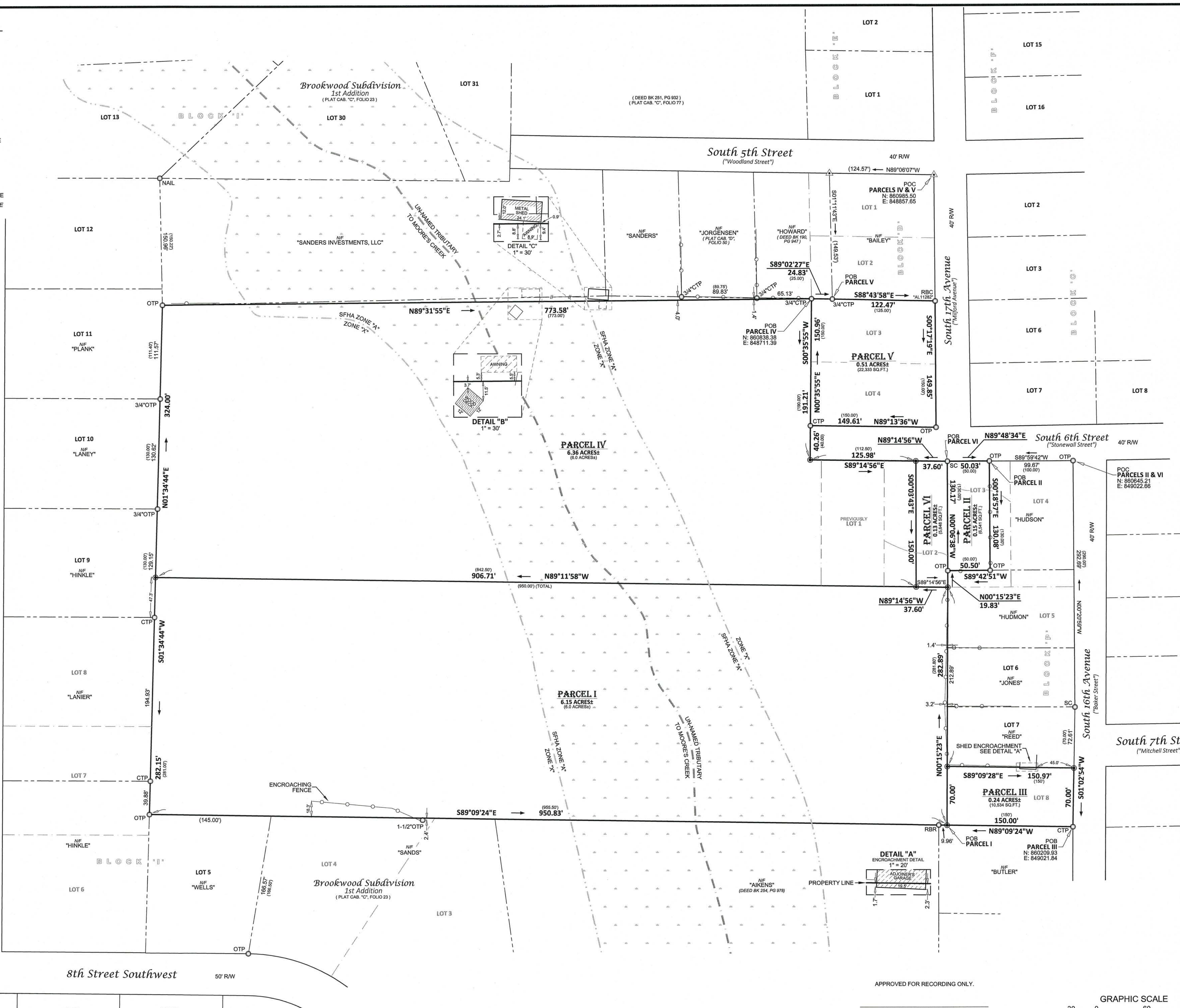
PARCEL II: A parcel of land containing 0.15 acres, (6,541 square feet) more or less, being the West fifty feet of Lot 3, Block "P" of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama, lying in Section 26, Township 22 North, Range 28 East, Chambers County, Alabama, being more particularly described as follows:
COMMENCING at a 1" open top pipe at the Southwest intersection of South 6th Street (formerly Stonewall Street) (40 foot right-of-way) and South 16th Avenue (formerly Baker Street) (40 foot right-of-way); said point being the Northeast corner of Lot 4, Block "P" of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama; thence run South 89°59'42" West, along the South line of said South 6th Street, a distance of 99.67 feet to a 1" open top pipe and the POINT OF BEGINNING of the property herein described; thence leaving said right-of-way, run South 00°18'57" East, 130.08 feet to a 1" open top pipe; thence run South 89°42'51" West, 50.50 feet to a 1" open top pipe on the West line of said Lot 3; thence run North 00°06'38" West, along said West line, a distance of 130.17 feet to a 1" solid casting on the aforementioned South line of South 6th Street; thence run North 89°48'34" East, along said South right-of-way line, a distance of 50.03 feet to the POINT OF BEGINNING, containing 0.15 acres, more or less.

PARCEL III: A parcel of land containing 0.24 acres (10,534 square feet), more or less, being Lot 8, Block "P" of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama, lying in Section 26, Township 22 North, Range 28 East, Chambers County, Alabama, being more particularly described as follows:
BEGINNING at a 1" crimped top pipe on the West line of South 16th Avenue (formerly Baker Street) (40 foot right-of-way), being the Southeast corner of Lot 8, Block "P" of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama; thence leaving said right-of-way, run North 89°09'24" West, along the South line of said Lot 8, a distance of 150.00 feet to a 1/2" rebar & cap ("AL23345") at the Southwest corner of said Lot 8; thence run North 00°15'23" East, a distance of 70.00 feet to a 1/2" rebar & cap ("AL23345") at the Northwest corner of said Lot 8; thence run North 89°09'28" East, along the North line of said Lot 8, a distance of 150.97 feet to a 1/2" rebar & cap ("AL23345") on the West line of aforementioned South 16th Avenue; thence run South 01°02'54" West, along said West right-of-way line, a distance of 70.00 feet to the POINT OF BEGINNING, containing 0.24 acres, more or less.

PARCEL IV: A parcel of land containing 6.36 acres, more or less, lying in Section 26, Township 22 North, Range 28 East, Chambers County, Alabama, being more particularly described as follows:
COMMENCING at the Southwest intersection of South 5th Street (formerly Woodland Street) (40 foot right-of-way) and South 17th Avenue (formerly Millard Avenue) (40 foot right-of-way); said point being the Northeast corner of Lot 1, Block "D", of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama; thence run North 89°06'07" West, along the South line of said South 5th Street, a distance of 124.57 feet to a calculated point; thence leaving said right-of-way, run South 01°11'43" East, 149.53 feet to a 1/2" crimped top pipe on the South line of Lot 2, said Block "D"; thence run North 89°02'27" West, along the South line of said Lot 2, a distance of 24.83 feet to a 1/2" crimped top pipe at the Southwest corner of said Lot 2, and the POINT OF BEGINNING of the property herein described; thence run South 00°35'55" West, along the West line of Lots 3 & 4, and the West end of South 6th Street (formerly Stonewall Street) (40 foot right-of-way), a distance of 191.21 feet to a 1/2" rebar & cap ("AL23345") on the South line of said South 6th Street; thence run South 89°14'58" East, along said South right-of-way line, a distance of 125.98 feet to a 1/2" rebar & cap ("AL23345") being 37.60 feet West of the Northeast corner of Lot 2, Block "P", said J.D. Norman Estate; thence run South 00°03'43" East, 150.00 feet to a 1/2" rebar & cap ("AL23345") on the South line of said Lot 2; thence run North 89°11'58" West, along the South line of said Lot 2, and along the South line of Lot 1, said Block "P", and a Westward extension thereof, a distance of 906.71 feet to a 1/2" rebar & cap ("AL23345") on the East line of Lot 9, Block "I", Brookwood Subdivision, 1st Addition, as recorded in Plat Cabinet "C", Folio 23, Probate Court Records, Chambers County, Alabama; thence run North 01°34'44" East, along the East line of said Lot 9, and the East line of Lots 10 & 11, said Block "I", a distance of 324.00 feet to a 1" open top pipe; thence run North 89°31'55" East, 773.58 feet to the POINT OF BEGINNING, containing 6.36 acres, more or less.

PARCEL V: A parcel of land containing 0.51 acres (22,333 square feet), more or less, being Lots 3 & 4, Block "D" of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama, lying in Section 26, Township 22 North, Range 28 East, Chambers County, Alabama, being more particularly described as follows:
COMMENCING at the Southwest intersection of South 5th Street (formerly Woodland Street) (40 foot right-of-way) and South 17th Avenue (formerly Millard Avenue) (40 foot right-of-way); said point being the Northeast corner of Lot 1, Block "D", of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama; thence run North 89°06'07" West, along the South line of said South 5th Street, a distance of 124.57 feet to a calculated point; thence leaving said right-of-way, run South 01°11'43" East, 149.53 feet to a 1/2" crimped top pipe on the South line of Lot 2, said Block "D"; thence run North 89°02'27" West, along the South line of said Lot 2, a distance of 24.83 feet to a 1/2" crimped top pipe at the Southwest corner of said Lot 2, and the POINT OF BEGINNING of the property herein described; thence run South 00°35'55" West, along the West line of Lots 3 & 4, and the West end of South 6th Street (formerly Stonewall Street) (40 foot right-of-way), a distance of 191.21 feet to a 1/2" rebar & cap ("AL23345") on the South line of said South 6th Street; thence run South 89°14'58" East, along said South right-of-way line, a distance of 125.98 feet to a 1/2" rebar & cap ("AL23345") being 37.60 feet West of the Northeast corner of Lot 2, Block "P", said J.D. Norman Estate; thence run South 00°03'43" East, 150.00 feet to a 1/2" rebar & cap ("AL23345") on the South line of said Lot 2; thence run North 89°11'58" West, along the South line of said Lot 2, and along the South line of Lot 1, said Block "P", and a Westward extension thereof, a distance of 906.71 feet to a 1/2" rebar & cap ("AL23345") on the East line of Lot 9, Block "I", Brookwood Subdivision, 1st Addition, as recorded in Plat Cabinet "C", Folio 23, Probate Court Records, Chambers County, Alabama; thence run North 01°34'44" East, along the East line of said Lot 9, and the East line of Lots 10 & 11, said Block "I", a distance of 324.00 feet to a 1" open top pipe; thence run North 89°31'55" East, 773.58 feet to the POINT OF BEGINNING, containing 0.51 acres, more or less.

PARCEL VI: A parcel of land containing 0.13 acres, (5,648 square feet) more or less, being the East half of Lot 2, Block "P" of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama, lying in Section 26, Township 22 North, Range 28 East, Chambers County, Alabama, being more particularly described as follows:
COMMENCING at a 1" open top pipe at the Southwest intersection of South 6th Street (formerly Stonewall Street) (40 foot right-of-way) and South 16th Avenue (formerly Baker Street) (40 foot right-of-way); said point being the Northeast corner of Lot 4, Block "P" of the J.D. Norman Estate, as recorded in Map Book 2, Page 6, Probate Court Records, Chambers County, Alabama; thence run South 89°59'42" West, along the South line of said South 6th Street, a distance of 99.67 feet to a 1" open top pipe; thence run South 89°48'34" West, along said South right-of-way line, a distance of 50.03 feet to a 1" solid casting at the Northeast corner of said Lot 2, and the POINT OF BEGINNING of the property herein described; thence run North 89°14'58" West, along said South right-of-way line, a distance of 37.60 feet to a 1/2" rebar & cap ("AL23345"); thence leaving said right-of-way line, run South 00°03'43" East, 150.00 feet to a 1/2" rebar & cap ("AL23345") on the South line of said Lot 2; thence run South 89°14'58" East, along the South line of said Lot 2, a distance of 37.60 feet to a 1/2" rebar & cap ("AL23345"); thence run North 00°15'23" East, along the East line of said Lot 2, a distance of 19.83 feet to a 1" open top pipe; thence run North 00°06'38" West, along the East line of said Lot 2, a distance of 130.17 feet to the POINT OF BEGINNING, containing 0.13 acres, more or less.



SURVEYOR'S NOTES

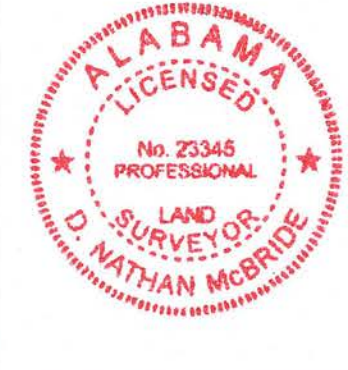
- 1) THE LAND SURVEYOR WHOSE SEAL IS AFFIXED HEREON DOES NOT GUARANTEE THAT ALL EASEMENTS WHICH MAY AFFECT THIS PROPERTY ARE SHOWN, SUBJECT TO EASEMENTS, RESTRICTIONS & SETBACKS OF RECORD.
2) THE UNDERSIGNED SURVEYOR HAS NOT BEEN PROVIDED A CURRENT TITLE OPINION OR ABSTRACT OF MATTERS AFFECTING TITLE OR BOUNDARY TO THE SUBJECT PROPERTY. IT IS POSSIBLE THERE ARE DEEDS OF RECORD, UNRECORDED DEEDS, EASEMENTS OR OTHER INSTRUMENTS WHICH COULD AFFECT THE BOUNDARIES.
3) NOT ALL IMPROVEMENTS ARE SHOWN
4) THIS IS A PROPERTY BOUNDARY SURVEY ONLY AND THERE ARE NO PROPERTY BOUNDARY LINE CHANGES.
5) BEARINGS SHOWN ARE RELATIVE TO NAD 83 (2011) ESTABLISHED ON THE ALDOT CORS RTK NETWORK.
6) IN LIEU OF AN AVAILABLE RECORD SECTION TIE, ALABAMA STATE PLANE-EAST ZONE COORDINATES ARE BEING PROVIDED.

FLOOD CERTIFICATION

REFERENCES

- PORTIONS OF THE SUBJECT PROPERTY ARE LOCATED IN A FEMA DESIGNATED SFHA (ZONE "A") AS PER THE FIRM OF CHAMBERS COUNTY, ALABAMA, MAP NO. 01017C0280C, EFFECTIVE: FEBRUARY 18, 2011.
THE SFHA AND CREEK SHOWN HEREON ARE GRAPHICALLY SCALED FROM THE REFERENCED FIRM ONLY AND SHALL BE CONSIDERED APPROXIMATE.
1) DEED BOOK 2019, PAGE 1890
2) PLAT CABINET "D", FOLIO 50
3) DEED BOOK 190, PAGE 947
4) MAP BOOK 2, PAGE 6
5) PLAT CABINET "C", FOLIO 23
6) DEED BOOK 254, PAGE 978
7) PLAT CABINET "C", FOLIO 77

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.
D. Nathan McBride DATE: 8/23/23
REG. NO. 23345



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Table with 3 columns: REV, REVISION DESCRIPTION, DATE. Includes entry for FIELD SURVEYED ON AUG. 18, 2023.

"Estate of Lydia G. Beck"
A PROPERTY BOUNDARY SURVEY OF THE ESTATE OF LYDIA G. BECK, LYING IN THE SOUTH HALF OF SECTION 26, TOWNSHIP 22 NORTH, RANGE 28 EAST, CHAMBERS COUNTY, ALABAMA
PROPERTY OWNER OF RECORD: Lewis C. Beck
645 LEE ROAD 367, VALLEY, AL 36854

DATE: AUG. 23, 2023
SCALE: 1" = 60'
SHEET NO: 1 OF 1