

LEGEND OF ABBREVIATIONS (ALL BEARINGS AND DISTANCES CALCULATED UNLESS OTHERWISE NOTED)
N=North S=South E=East W=West SEC.=SECTION CON. CONCRETE R=Range T=Township ST.=STREET CR=COUNTY ROAD
COR.=CORNER P.O.B.=POINT OF BEGINNING AC.=ACRES EX.=EXISTING MON.=MONUMENT CERT.=CERTIFICATION #=NUMBER
CL.=CENTER LINE °=DEGREE F=FIELD °=MINUTE OR FEET °=SECOND OR INCH PG.=PAGE F.B.=FIELD BOOK °=MINUTE OR
FEET °=SECOND OR INCH PG.=PAGE F.B.=FIELD BOOK R/W=RIGHT OF WAY FND=FOUND C.M.=CONCRETE MONUMENT D=DEED
P.O.C.=POINT OF COMMENCEMENT S.R.=STATE ROAD RND.=ROUND N/A=NOT APPLICABLE F.R.=FRAME MEAS.=MEASURED
AVE.=AVENUE HWY.=HIGHWAY

TYPE OF SURVEY BOUNDARY SURVEY BEARING SOURCE=GEODETIC SURVEY SOURCE OWNER
NOTE: THE TERM CERTIFY OR CERTIFICATION AS USED ON THIS PLAT, IS UNDERSTOOD TO BE THE PROFESSIONAL
OPINION OF THE SURVEYOR WHICH IS FORMULATED ON HIS/HER BEST KNOWLEDGE, INFORMATION AND BELIEF, AND AS
SUCH, IT DOES NOT CONSTITUTE A GUARANTEE OR WARRANTY, EITHER EXPRESSED OR IMPLIED. FURTHERMORE, THE
SURVEYOR DOES NOT ASSUME RESPONSIBILITY AND SHALL NOT BE LIABLE FOR CLAIMS ARISING FROM ERRONEOUS OR
INCORRECT INFORMATION FURNISHED BY THE OWNER, LENDER, OWNERS' CONTRACTORS, OR OTHERS, WHICH IS USED AS
A BASIS TO FORMULATE THE SURVEYOR'S OPINION. WATER BOUNDARY LINES ARE SUBJECT TO CHANGE DUE TO NATURAL
CAUSES AND MAY OR MAY NOT REPRESENT ACTUAL LOCATION OF LIMIT OF TITLE. FOUNDATIONS AND UNDERGROUND
UTILITIES ARE NOT LOCATED UNLESS OTHERWISE SHOWN OR NOTED. d

PROPERTY DESCRIPTION

A lot or parcel of Land Located in Houston County, Alabama as surveyed by Andrew
Bush Surveying LLC, Dated September 3rd, 2024 and being more particularly described
as follows: COMMENCING at a found iron pipe capped (FIPC) marking the intersection of
the purported North Line of the Northeast 1/4 of the Southeast 1/4 of Section 30,
Township 1 North, Range 26 East and the Westerly Right of Way of South State Highway
109 (100 ft Right of Way) thence along said Right of Way a Geodetic Bearing of South
00°03'33" East a distance of 181.00 feet to a found iron pipe, which is the POINT OF
BEGINNING; thence along said Right of Way South 00°03'33" East a distance of 181.16
feet to a FIPC; thence leaving said Right of Way South 87°01'43" West a distance of
861.61 feet to a FIPC; thence South 87°00'53" West a distance of 344.54 feet to a
FIPC on a fence and marking the West Line of Said Forty; thence along said
fence/forty North 00°08'51" West a distance of 1206.44 feet to the POINT OF BEGINNING, having an area
of 5.00 Acres, more or less.

Said Land lying in the Northeast 1/4 of the Southeast 1/4 of Section 30, Township 1
North, Range 26 East.

Surveyed for:
Jared and Jennifer Tessalone
South State Highway 109
Houston County, AL

Area Surveyed
5.00± Acres

This boundary survey is certified to and was
prepared for the sole benefit of Jared and
Jennifer Tessalone and is intended for use with
the current transaction only. Individuals or
entities not specifically named above are not
entitled to rely upon this boundary survey for
any purpose. Furthermore, this Surveyor is not
obligated to, and will not support this boundary
survey to any individual or entity that is not
specifically listed above. The use of this
boundary survey in conjunction with an "Owners
offload" or any other instrument which is
designed to transfer title without a current
survey is not permitted or supported by this
surveyor, AND WILL INVALIDATE THIS SURVEY.

NOTES:
CONCRETE FOUND
IRON PIPE CAPPED
1/2 INCH IRON PIPE

REBAR FENCE POST PLACED ON LINE O
DC-PLAT BEARING AND DISTANCE
NO TITLE SEARCH PERFORMED BY
SURVEYOR
LIABILITY OF SURVEYOR NOT TO EXCEED
COST OF SURVEY

CERTIFICATION

I, ANDREW C. BUSH, CERTIFY TO PARTIES ON THIS DRAWING, AND THEIR
SUCCESSORS AND ASSIGNS AS THEIR INTEREST MAY APPEAR, THAT THE
ABOVE LAND WAS SURVEYED UNDER MY RESPONSIBLE SUPERVISION AND
DIRECTION, THAT THIS SURVEY MEETS THE STANDARDS OF PRACTICE FOR
SURVEYING SET FORTH BY THE ALABAMA BOARD OF LICENSURE FOR
PROFESSIONAL ENGINEERS AND LAND SURVEYORS, AND IS TRUE AND
CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF

September 3rd, 2024

DATE SURVEYED ANDREW C. BUSH, ALABAMA REGISTRATION #26952

NO SEARCH OF THE PUBLIC RECORDS WAS DONE BY SAID SURVEYOR. NO
VISIBLE EVIDENCE OF EASEMENTS WILL BE SHOWN HEREON, BUT NO
CERTIFICATION IS GIVEN THAT EASEMENTS, DEED OVERLAPS, OR
UNDERGROUND IMPROVEMENTS DO NOT EXIST.

THIS PLAT/DRAWING IS THE PROPERTY OF SAID SURVEYOR AND SHALL NOT
BE REPRODUCED IN WHOLE OR PART WITHOUT THE EXPRESSED WRITTEN
PERMISSION OF SAID SURVEYORS.

NOTE: THIS PROPERTY

IS NOT IN A
FLOOD ZONE AS DETERMINED
BY SCALE FROM FIRM MAP

NOT VALID UNLESS
SEALED WITH AN
EMBOSSED SEAL

JOB # 131-24



ANDREW BUSH SURVEYING LLC

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