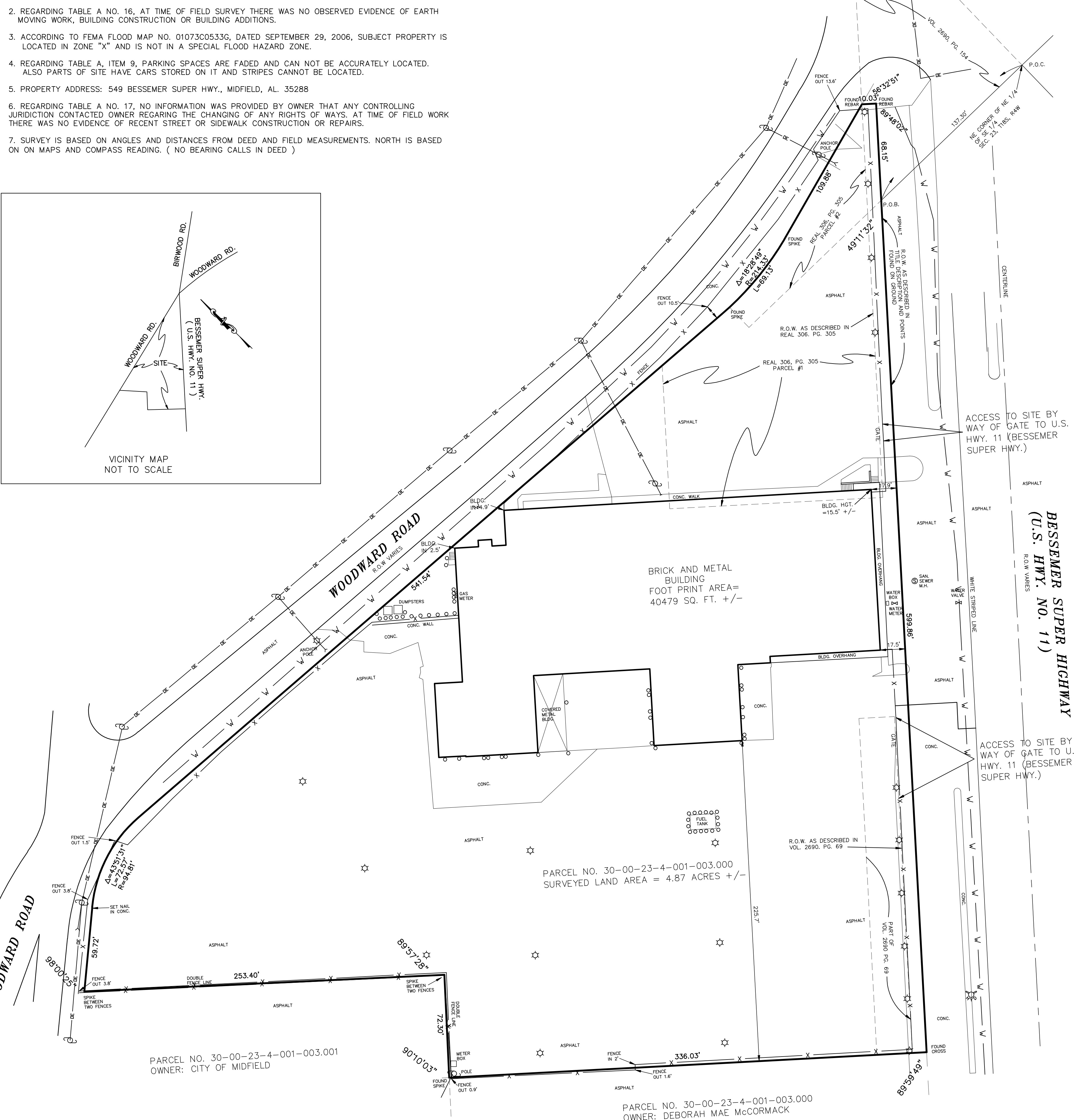
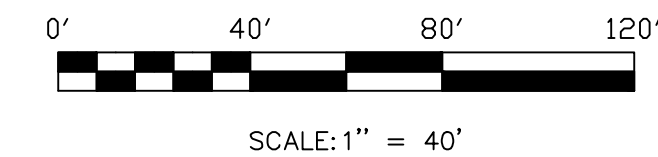
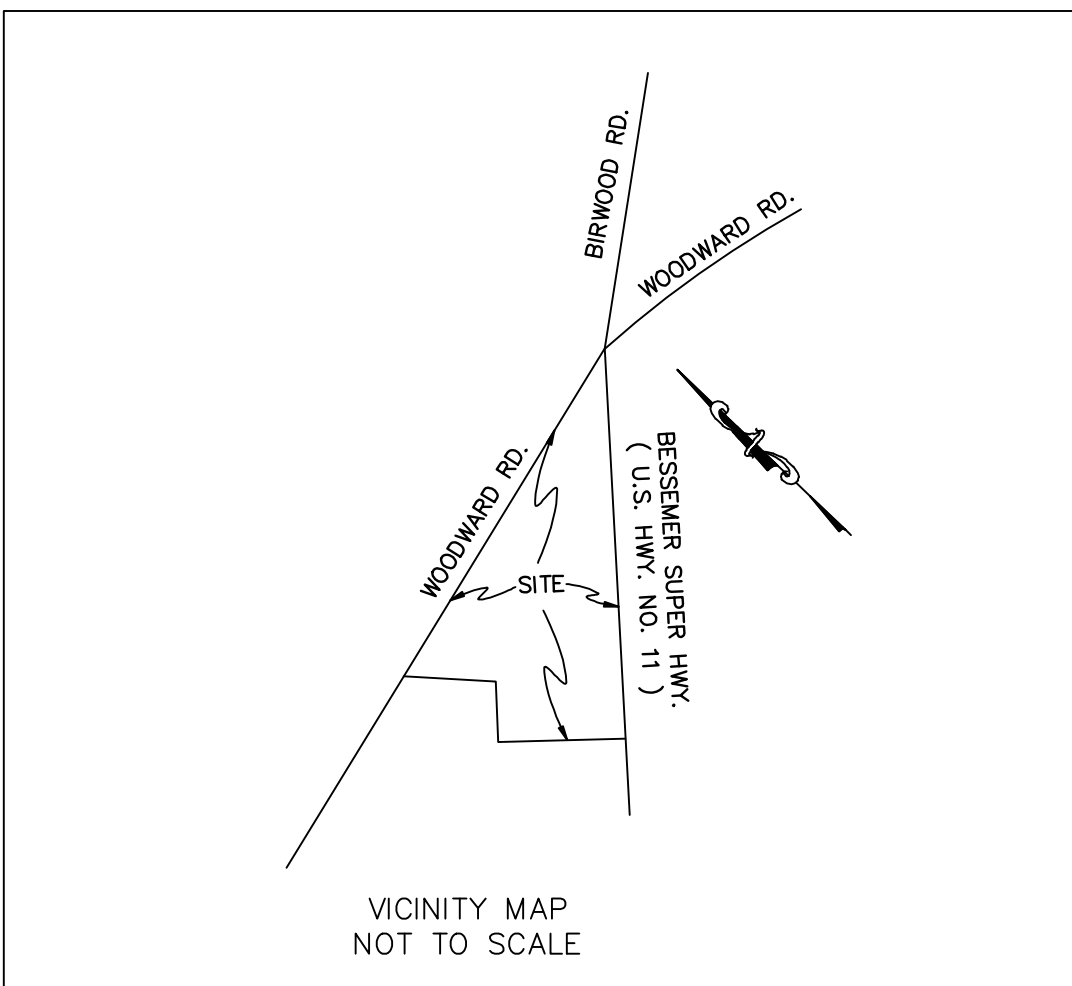


NOTES:

- THIS SURVEY DOES NOT CERTIFY TO THE LOCATION OF ANY UNDERGROUND UTILITIES OR ANY OTHER MATTERS NOT VISIBLE ON THE SURFACE.
- REGARDING TABLE A NO. 16, AT TIME OF FIELD SURVEY THERE WAS NO OBSERVED EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS.
- ACCORDING TO FEMA FLOOD MAP NO. 01073C0533G, DATED SEPTEMBER 29, 2006, SUBJECT PROPERTY IS LOCATED IN ZONE "X" AND IS NOT IN A SPECIAL FLOOD HAZARD ZONE.
- REGARDING TABLE A, ITEM 9, PARKING SPACES ARE FADED AND CAN NOT BE ACCURATELY LOCATED. ALSO PARTS OF SITE HAVE CARS STORED ON IT AND STRIPES CANNOT BE LOCATED.
- PROPERTY ADDRESS: 549 BESSEMER SUPER HWY., MIDFIELD, AL. 35288
- REGARDING TABLE A NO. 17, NO INFORMATION WAS PROVIDED BY OWNER THAT ANY CONTROLLING JURISDICTION CONTACTED OWNER REGARDING THE CHANGING OF ANY RIGHTS OF WAYS. AT TIME OF FIELD WORK THERE WAS NO EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS.
- SURVEY IS BASED ON ANGLES AND DISTANCES FROM DEED AND FIELD MEASUREMENTS. NORTH IS BASED ON ON MAPS AND COMPASS READING. ( NO BEARING CALLS IN DEED )



- LEGEND
- UTILITY POLE
  - GUY WIRE
  - RETAINING WALL
  - CONCRETE
  - FENCE
  - OVERHEAD ELECTRICAL
  - IRON PIN FOUND
  - IRON PIN SET
  - BALLAST (TYP)
  - LIGHT POLE
  - FIRE HYDRANT

PROPERTY DESCRIPTION

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER AND IN THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 23, TOWNSHIP 18 SOUTH, RANGE 4 WEST, SITUATED IN JEFFERSON COUNTY, ALABAMA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER; THENCE RUN WESTWARDLY ALONG THE NORTH BOUNDARY OF SAID QUARTER-QUARTER 137.30 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ON THE WEST RIGHT-OF-WAY OF U.S. HIGHWAY 11, SAID RIGHT-OF-WAY BEING MEASURED 80 FEET FROM CENTERLINE; THENCE, WITH A DEFLECTION ANGLE LEFT OF 49 DEGREES, 11 MINUTES, 32 SECONDS, RUN SOUTHWESTWARDLY ALONG SAID RIGHT-OF-WAY 599.86 FEET TO A CHISELED "X" IN CONCRETE; THENCE, WITH A DEFLECTION ANGLE RIGHT OF 89 DEGREES, 59 MINUTES, 49 SECONDS, RUN NORTH WESTWARDLY 336.03 FEET TO A RAILROAD SPIKE FOUND IN ASPHALT; THENCE, WITH A DEFLECTION ANGLE RIGHT OF 90 DEGREES, 10 MINUTES, 03 SECONDS, RUN NORTHEASTWARDLY 72.30 FEET TO A REBAR FOUND IN ASPHALT; THENCE, WITH A DEFLECTION ANGLE LEFT OF 89 DEGREES, 57 MINUTES, 28 SECONDS, RUN NORTHWESTWARDLY 253.40 FEET TO A RAILROAD SPIKE FOUND IN ASPHALT ON THE SOUTHEAST RIGHT-OF-WAY OF WOODFIELD ROAD, A VARIABLE-WIDTH RIGHT-OF-WAY; THENCE, WITH A DEFLECTION ANGLE RIGHT OF 98 DEGREES, 00 MINUTES, 25 SECONDS, RUN NORTHEASTWARDLY ALONG SAID RIGHT-OF-WAY 59.72 FEET TO A RAILROAD SPIKE FOUND AT THE POINT OF A CURVATURE OF A CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 94.81 FEET AND A DELTA ANGLE OF 43 DEGREES, 51 MINUTES, 31 SECONDS, THENCE RUN NORTHEASTWARDLY ALONG SAID CURVE AN ARC DISTANCE OF 72.57 FEET TO THE POINT OF TANGENCY OF SAID CURVE, SAID POINT LYING ON THE SOUTH RIGHT-OF-WAY OF WOODWARD ROAD, A VARIABLE-WIDTH RIGHT-OF-WAY; THENCE RUN NORTHEASTWARDLY ALONG SAID RIGHT-OF-WAY, TANGENT TO AFORESAID CURVE 541.54 FEET TO A RAILROAD SPIKE FOUND AT THE POINT OF CURVATURE OF A CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 214.33 FEET AND A DELTA ANGLE OF 18 DEGREES, 28 MINUTES, 49 SECONDS; THENCE RUN NORTHEASTWARDLY ALONG SAID CURVE AN ARC DISTANCE OF 69.13 FEET TO A RAILROAD SPIKE FOUND AT THE POINT OF TANGENCY OF SAID CURVE; THENCE RUN NORTHEASTWARDLY ALONG SAID RIGHT-OF-WAY, TANGENT TO AFORESAID CURVE 109.88 FEET TO A RAILROAD SPIKE FOUND; THENCE, WITH A DEFLECTION ANGLE RIGHT OF 56 DEGREES, 32 MINUTES, 51 SECONDS, RUN SOUTHEASTWARDLY ALONG A RIGHT-OF-WAY TRANSITION 10.02 FEET TO RAILROAD SPIKE FOUND ON THE WEST RIGHT-OF-WAY OF U.S. HIGHWAY 11; THENCE, WITH A DEFLECTION ANGLE RIGHT OF 89 DEGREES, 48 MINUTES, 02 SECONDS, RUN SOUTHWESTWARDLY 68.15 FEET TO THE POINT OF BEGINNING.

TO: Verde Investments, Inc., DriveTime Car Sales Company, LLC, MidFirst Bank and First American Title Insurance Company.

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 7(a), 7(b)(1), 8, 9, 11, 13, 14, 16, 17, AND 20 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON THE 10TH DAY OF MAY, 2018.

THIS THE 6TH, DAY OF JUNE, 2018.

*Robert Reynolds*  
ROBERT REYNOLDS, AL REG. NO. 25657



TITLE EXCEPTIONS - SCHEDULE B - SECTION II  
FIRST AMERICAN TITLE INSURANCE COMPANY  
FILE NO. NCS 706789-HHLV, DATED DECEMBER 17, 2014.

- VOL. 345, PAGE 439 - PROPERTY MAY BE WITHIN DESCRIBED AREA - CANNOT DETERMINE IT'S EFFECTS ON SUBJECT PROPERTY.
- DEED BOOK 756, PAGE 82 (BESSEMER), REAL 45, PAGE 816 AND REAL VOL. 680, PAGE 5 - BLANKET EASEMENTS - CANNOT PLOT.
- REAL VOL. 701, PAGE 209 AND REAL VOL. 2586, PAGE 970 - BLANKET DESCRIPTIONS, UNABLE TO PLOT THE ATTACHED SKETCH OF DOCUMENT.
- VOL. 383, PAGE 612 - CANNOT READ - CANNOT PLOT.
- VOL. 347, PAGE 183 - BLANKET DESCRIPTION - CANNOT PLOT.  
VOL. 2690, PAGE 69 - SHOWN ON SURVEY  
VOL. 5069, PG. 28 - BLANKET DESCRIPTION - CANNOT PLOT.  
BESSEMER VOL. 894, PAGE 406 - DESCRIPTION AND SKETCH ARE VAGUE AND NOT DEFINED ENOUGH TO BE PLOTTED.  
VOL. 2690, PAGE 154 SHOWN ON SURVEY AS PART OF HIGHWAY NO. 11 RIGHT OF WAY.
- REAL VOL. 3703, PAGE 930 - NOT ON PROPERTY
- REAL VOL. 3664, PAGE 703 BURIED CABLE EASEMENT TO SOUTH CENTRAL BELL - CANNOT PLOT DESCRIPTION OR ATTACHED SKETCH

REVISED 6-6-18 TO ADDRESS COMMENTS DATED 5-30-18

**REYNOLDS SURVEYING CO., INC.**  
1572 Montgomery Highway, Suite 108  
Birmingham, Alabama 35216  
(205) 823-7900 Fax: (205) 979-7635

**ALTA/NSPS LAND TITLE SURVEY  
LOCATED IN NE 1/4 AND SE 1/4  
SEC. 23, T18S, R4W  
JEFFERSON COUNTY, AL.**

DRAWN BY: RR	SCALE: 1" = 40'	SHEET #:
CONTACT: R. REYNOLDS	BOOK #: 794/59-63	01
DATE: 6-6-18	FILE #: C:\Projects_2018	