

CERTIFICATE OF OWNERSHIP AND DEDICATION

STATE OF ALABAMA
COUNTY OF BALDWIN

THIS IS TO CERTIFY THAT (WE) THE UNDERSIGNED IS(ARE) THE OWNER(S) OF THE LAND SHOWN AND DESCRIBED IN THE PLAT, AND THAT (WE) HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED AS INDICATED HEREIN, FOR THE USES AND PURPOSE HEREIN SET FORTH AND DO HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE DESIGN AND TITLE HEREON INDICATED; AND GRANT ALL EASEMENTS AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED TOGETHER WITH SUCH RESTRICTIONS AND COVENANTS NOTED BELOW OR ATTACHED IN A SEPARATE LEGAL DOCUMENT.

DATED THIS THE ____ DAY OF _____, 20__

NAME AND TITLE _____

WITNESS _____

CERTIFICATION BY NOTARY PUBLIC

STATE OF ALABAMA
COUNTY OF BALDWIN

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY THAT _____ WHOSE NAME AS _____ OF _____ IS SIGNED TO THE FOREGOING INSTRUMENT, AND WHO IS KNOWN TO ME, ACKNOWLEDGED BEFORE ME ON THIS DAY THAT, BEING INFORMED OF THE CONTENTS OF THE INSTRUMENT, HE, AS SUCH OFFICER AND WITH FULL AUTHORITY, EXECUTED THE SAME VOLUNTARILY FOR AND AS THE ACT OF SAID CORPORATION ACTING AS MANAGER OF SAID LIMITED LIABILITY COMPANY.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS ____ DAY OF _____, 20__

NOTARY PUBLIC
MY COMMISSION _____

CERTIFICATION BY THE ENGINEER

STATE OF ALABAMA
COUNTY OF BALDWIN
CITY OF DAPHNE

I, PERRY C. JINRIGHT, III, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF ALABAMA FOR HUTCHINSON, MOORE AND RAUCH, LLC, HOLDING CERTIFICATE NUMBER 25748, HEREBY CERTIFY THAT I HAVE REVIEWED THE DESIGN HEREIN WHICH WAS DONE UNDER MY DIRECT CONTROL AND SUPERVISION AND THAT, TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND TO THE BEST OF MY BELIEF, CONFORMS TO THE REQUIREMENTS OF THE GULF SHORES SUBDIVISION REGULATIONS AND TO ALL OTHER RULES, REGULATIONS, LAWS AND ORDINANCES APPLICABLE TO MY DESIGN.

DATED THIS THE ____ DAY OF _____, 20__

PERRY C. JINRIGHT, P.E.
ALA. LIC. NO. 25748

CERTIFICATE OF APPROVAL BY THE PLANNING COMMISSION OF THE CITY OF GULF SHORES, ALABAMA

APPROVED BY THE CITY OF GULF SHORES PLANNING COMMISSION. BY APPROVAL THIS SUBDIVISION PLAT THE PLANNING COMMISSION OF THE CITY OF GULF SHORES ASSUMES NO RESPONSIBILITY FOR SURVEY ERRORS OR FOR DEFECTS OR DEFICIENCIES IN THE TITLE TO THE PROPERTY AFFECTED BY THE PLAT, AND ANY SUCH RESPONSIBILITY IS HEREBY AFFIRMATIVELY DISCLAIMED.

67-05-22-2-001-021.000
James M. and Ramona B. Plash
3805 North Skyland Court
Mobile, Alabama 36689
Zoned R1-A

CHAIRMAN _____ DATE _____

CERTIFICATE OF APPROVAL BY THE COORDINATOR OF COMMUNITY DEVELOPMENT OF GULF SHORES, ALABAMA

APPROVED BY THE COORDINATOR OF COMMUNITY DEVELOPMENT OF GULF SHORES. BY APPROVAL THIS SUBDIVISION PLAT THE PLANNING COMMISSION OF THE CITY OF GULF SHORES ASSUMES NO RESPONSIBILITY FOR SURVEY ERRORS OR FOR DEFECTS OR DEFICIENCIES IN THE TITLE TO THE PROPERTY AFFECTED BY THE PLAT, AND ANY SUCH RESPONSIBILITY IS HEREBY AFFIRMATIVELY DISCLAIMED.

DATE: _____

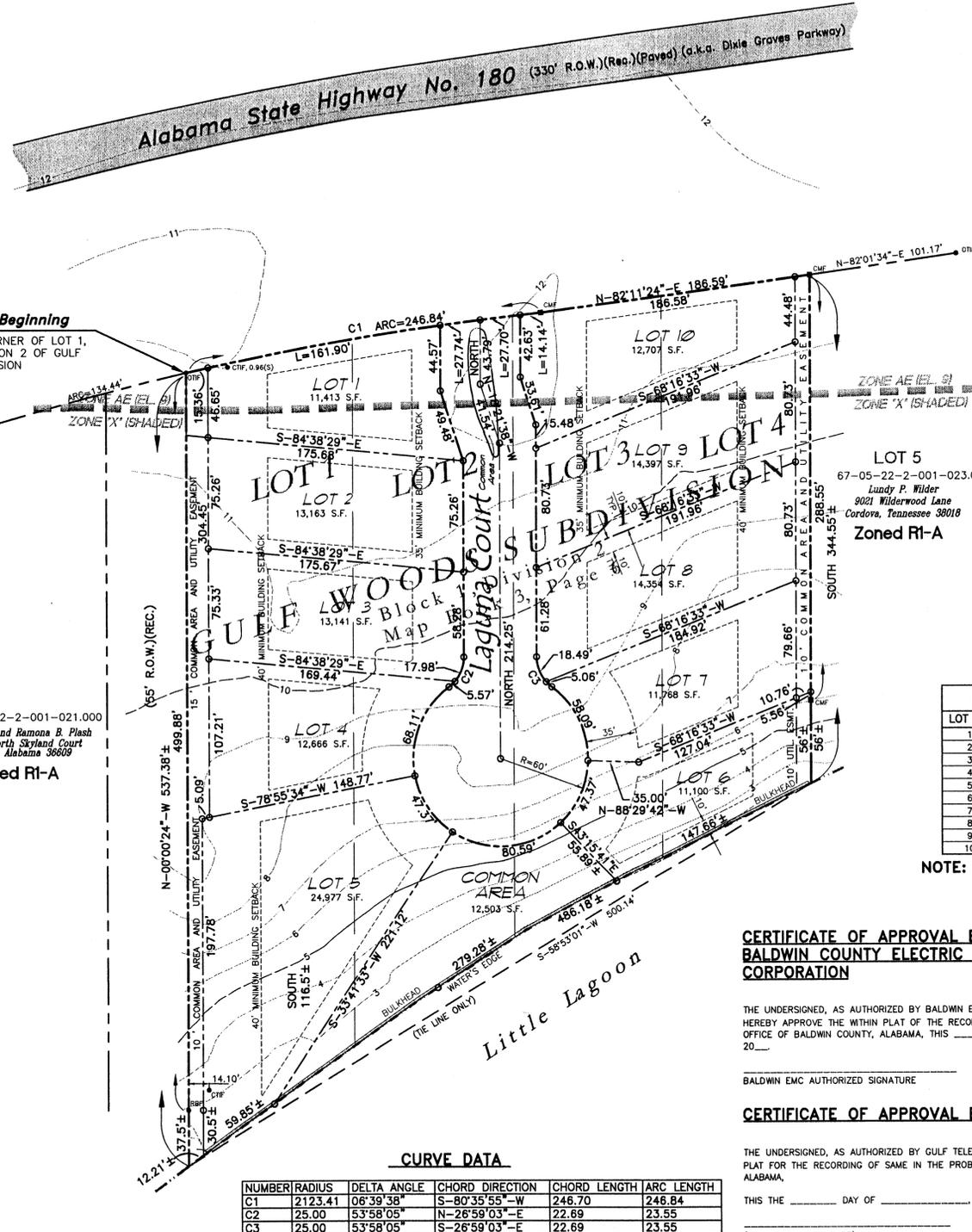
CERTIFICATION BY GULF SHORES UTILITY

THE UTILITIES BOARD OF THE CITY OF GULF SHORES HEREBY CERTIFIES THAT POTABLE WATER SERVICE AND SANITARY SEWER SERVICE IS AVAILABLE TO THE PROPERTY DESCRIBED BY THIS PLAT WITH THE FOLLOWING STIPULATIONS:

GULF SHORES UTILITIES MAKES NO STATEMENT REGARDING AND ASSUMES NO RESPONSIBILITY FOR ANY PARTICULAR OF THIS PLAT NOT ASSOCIATED WITH PROVISION OF POTABLE WATER AND/OR SANITARY SEWER SERVICE AND HEREBY AFFIRMATIVELY DISCLAIMS ANY SUCH RESPONSIBILITY.

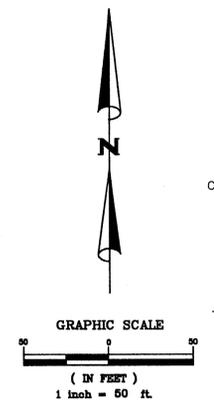
MANAGER _____ DATE _____

Laguna Dunes Subdivision



CURVE DATA

NUMBER	RADIUS	DELTA ANGLE	CHORD DIRECTION	CHORD LENGTH	ARC LENGTH
C1	2123.41	06°39'38"	S-80°35'55"-W	246.70	246.84
C2	25.00	53°58'05"	N-26°59'03"-E	22.69	23.55
C3	25.00	53°58'05"	S-26°59'03"-E	22.69	23.55



OWNER
FIRST CHOICE INVESTMENTS, LLC
949 GREEN KNOLL DRIVE
Dacula, Georgia 30019

SURVEYOR
JOHNNY E. HOLLEY
ALA. LIC. NO. 23660

CURRENT ZONING
ZONED R1-A ACCORDING TO THE CITY OF GULF SHORES' PLANNING AND ZONING COMMISSION'S ZONING ORDINANCES

SITE DATA
TOTAL ACREAGE 4.26± ACRES
COMMON AREA 23,304 S.F.
SMALLEST LOT SIZE 11,100 S.F.
TOTAL LOTS 10
TOTAL LINEAR FEET OF STREETS 359.58 L.F.

BUILDING SETBACKS
FRONT BUILDING SETBACK = 35'
REAR BUILDING SETBACK = 40'
SIDE YARD BUILDING SETBACK = 10'



SURVEYOR'S CERTIFICATE AND DESCRIPTION OF LAND PLATTED

STATE OF ALABAMA
COUNTY OF BALDWIN
CITY OF GULF SHORES

I, JOHNNY E. HOLLEY, A LICENSED SURVEYOR OF BALDWIN COUNTY, ALABAMA HEREBY CERTIFY THAT I HAVE SURVEYED THE PROPERTY OF THE EASTERN SHORE CENTRE I, LLC, A CORPORATION, SITUATED IN BALDWIN COUNTY, ALABAMA AND DESCRIBED AS FOLLOWS:

LOTS 1, 2, 3, AND 4, BLOCK 1, DIVISION 2, OF GULF WOODS SUBDIVISION, GULF SHORES, ALABAMA, AS RECORDED IN MAP BOOK 3, PAGE 6, IN THE OFFICE OF THE JUDGE OF PROBATE, BALDWIN COUNTY, ALABAMA; MORE PARTICULARLY AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 1, DIVISION 2 OF GULF WOODS SUBDIVISION, AS RECORDED IN MAP BOOK 3, PAGE 6, IN THE OFFICE OF THE JUDGE OF PROBATE, BALDWIN COUNTY, ALABAMA; THENCE RUN NORTHEASTERLY ALONG THE SOUTH RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180 AND A CURVE TO THE RIGHT HAVING A RADIUS OF 2123.41 FEET, A DELTA ANGLE OF 06°39'38", A CHORD OF WHICH BEARS N-80°35'55"-E, A DISTANCE OF 246.70 FEET, AND AN ARC DISTANCE OF 246.84 FEET TO A POINT; THENCE RUN N-82°11'24"-E ALONG SAID SOUTH RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180, A DISTANCE OF 186.58 FEET TO A POINT, SAID POINT BEING THE NORTHEAST CORNER OF LOT 4, BLOCK 1, DIVISION 2, OF GULF WOODS SUBDIVISION; THENCE RUN SOUTH LEAVING SAID SOUTH RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180, A DISTANCE OF 344.55 FEET MORE OR LESS TO A POINT ON THE NORTH MARGIN OF LITTLE LAGOON; THENCE RUN SOUTHWESTERLY ALONG SAID NORTH MARGIN OF LITTLE LAGOON, A DISTANCE OF 486.18 FEET MORE OR LESS TO A POINT, SAID POINT BEING S-58°53'01"-W, A DISTANCE OF 500.14 FEET FROM THE LAST POINT OF CALL; THENCE RUN N-00°00'24"-W LEAVING THE NORTH MARGIN OF LITTLE LAGOON, A DISTANCE OF 537.39 FEET MORE OR LESS TO A POINT ON SAID SOUTH RIGHT-OF-WAY OF ALABAMA STATE HIGHWAY NO. 180 AND THE POINT OF BEGINNING; CONTAINING 4.26 ACRES MORE OR LESS, AND LYING IN SECTION 22, TOWNSHIP 9 SOUTH, RANGE 3 EAST, BALDWIN COUNTY, ALABAMA.

AND THAT THE PLAT OR MAP CONTAINED HEREON IS A TRUE AND CORRECT MAP SHOWING THE SUBDIVISION INTO WHICH THE PROPERTY DESCRIBED IS DIVIDED GIVING THE LENGTH AND BEARINGS OF THE BOUNDARIES OF EACH LOT AND EASEMENT AND ITS NUMBER AND SHOWING THE STREETS, ALLEYS AND PUBLIC GROUNDS AND GIVING THE BEARINGS, LENGTH, WIDTH AND NAMES OF THE STREETS, SAID MAP FURTHER SHOWS THE RELATION OF THE LAND SO PLATTED TO THE GOVERNMENT SURVEY, AND THAT PERMANENT MONUMENTS HAVE BEEN PLACED AT POINTS MARKED THUS (O) AS HEREON SHOWN.

I STATE THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF.

JOHNNY E. HOLLEY, P.L.S.
ALABAMA LICENSE NO. 23660

- LEGEND**
- OTIF OPEN TOP IRON FOUND
 - CTIF CRIMP TOP IRON FOUND
 - CRF CAPPED REBAR FOUND
 - RF REBAR FOUND
 - RRS RAILROAD SPIKE FOUND
 - C.R.S. CAPPED REBAR SET
 - CMF CONCRETE MONUMENT FOUND
 - CMS CONCRETE MONUMENT SET
 - RIGHT-OF-WAY
 - PROPERTY LINE
 - FLOOD ZONE

LOT GROUND ELEVATION

LOT NO.	MINIMUM ELEV.	MAXIMUM ELEV.
1	11	12
2	11	12
3	10	11
4	8	10
5	5	8
6	5	7
7	7	8
8	8	10
9	10	11
10	11	12

NOTE: THE MINIMUM AND MAXIMUM ELEVATIONS REPRESENTED IN THIS CHART ARE FOR FINISH GRADING PURPOSES.

CERTIFICATE OF APPROVAL BY BALDWIN COUNTY ELECTRIC MEMBERSHIP CORPORATION

THE UNDERSIGNED, AS AUTHORIZED BY BALDWIN ELECTRIC MEMBERSHIP CORPORATION HEREBY APPROVE THE WITHIN PLAT OF THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS ____ DAY OF _____, 20__

BALDWIN EMC AUTHORIZED SIGNATURE _____

CERTIFICATE OF APPROVAL BY GULF TELEPHONE

THE UNDERSIGNED, AS AUTHORIZED BY GULF TELEPHONE HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA.

THIS THE ____ DAY OF _____, 20__

(AUTHORIZED SIGNATURE) _____

GENERAL SURVEYORS NOTES:

- SOURCES OF INFORMATION USED TO FACILITATE THIS SURVEY WERE PREVIOUS SURVEYS BY THIS FIRM, SURVEYS BY OTHER FIRMS AND INFORMATION FURNISHED BY CLIENT. NO TITLE SEARCH, TITLE OPINION OR ABSTRACT WAS PERFORMED BY THIS FIRM. THERE MAY BE DEEDS OF RECORD, UNRECORDED DEEDS, EASEMENTS, RIGHT-OF-WAYS, OR OTHER INSTRUMENTS OF RECORD WHICH COULD AFFECT THE BOUNDARIES OF THIS PROPERTY THAT WERE NOT FURNISHED AT TIME OF SURVEY.
- ALL BEARINGS ARE BASED ON THE EAST LINE OF LOT 4, GULF WOODS SUBDIVISION, BLOCK 1, DIVISION 2, AS RECORDED IN MAP BOOK 3, PAGE 6, IN THE OFFICE OF THE JUDGE OF PROBATE, MOBILE COUNTY, ALABAMA, SAID BEARING BEING N-00°00'00"-E.
- I HAVE CONSULTED THE FEDERAL INSURANCE ADMINISTRATION MAP, COMMUNITY PANEL NO. 01003C0926 K, REVISED JUNE 17, 2002, AND HAVE FOUND THAT THE DESCRIBED PROPERTY IS LOCATED IN ZONE AE (EL. 9), BASE FLOOD ELEVATIONS DETERMINED AND ZONE X (SHADED), AREAS OF 500-YEAR FLOOD, AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD.
- FIELD WORK FOR THIS SURVEY WAS PERFORMED MAY 11, 2004.
- ANY FLOOD ZONES GIVEN OR SHOWN ON THE FACE OF THIS DRAWING ARE SCALED FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE MAPS (SCALED ONLY).
- ONE FOOT CONTOURS ARE BASED ON USGS 1988 DATUM REFERENCED TO 2-83 REFERENCE BENCH MARK FOUND ON THE NORTH SIDE OF U.S. HIGHWAY 180, 2.6 MILES WEST OF U.S. HIGHWAY 59, ELEVATION = 13.08.

JUDGE OF PROBATE
STICKER

NOT FOR FINAL RECORDING

**PRELIMINARY PLAT
Laguna Dunes Subdivision**

GULF LAND INVESTMENTS, LLC

SCALE 1" = 50'	DATE JULY 2004	DRAWN BY JMW	DESIGNED BY	SHEET 1 OF 1
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NO.	REVISION	DATE	ENGR.



HUTCHINSON, MOORE & RAUCH, LLC
111 WEST MYRTLE AVE., SUITE 1
POST OFFICE BOX 1872
FOLEY, ALABAMA 36536

ENGINEERS • SURVEYORS
LAND PLANNERS

TEL (251) 970-2422
FAX (251) 970-2425
hmrfoley@gulftel.com



SECTION 22, TOWNSHIP 9 SOUTH, RANGE 3 EAST
See also R.O.W. Improvements & Fees # 297