

MAGNOLIA SHORES PHASE 1

CERTIFICATION OF OWNERSHIP AND DEDICATION

STATE OF ALABAMA
COUNTY OF BALDWIN

THIS IS TO CERTIFY THAT I (WE), THE UNDERSIGNED AN (ARE) THE OWNER(S) OF THE LAND SHOWN AND DESCRIBED IN THE PLAT AND THAT I (WE) HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED AS INDICATED HEREON, FOR THE USES AND PURPOSES HEREIN SET FORTH AND DO HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE COLOR AND TITLE HEREIN INDICATED AND GRANT ALL EASEMENTS AND UTILITIES 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 28th DAY OF July 2020

[Signature]
ADVANTAIRA, LLC FBO CHRIS H. NEAL, IRA
4224 HIGHLAND BOULEVARD
PACIFIC, FLORIDA 32371

ACKNOWLEDGEMENT OF NOTARY PUBLIC (OWNER)

STATE OF ALABAMA
COUNTY OF BALDWIN

I, Chris H. Neal, IRA, a Notary Public in and for the County of Baldwin, in the State of Alabama, do hereby certify that ADVANTAIRA, LLC FBO CHRIS H. NEAL, IRA, whose name is shown 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, executed the same voluntarily for and as the act of said person or corporation.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS 28th DAY OF July 2020

NOTARY PUBLIC

[Signature]



CERTIFICATE OF APPROVAL BY THE BALDWIN COUNTY PLANNING AND ZONING COMMISSION

THE UNDERSIGNED, AS Chairman OF BALDWIN COUNTY PLANNING AND ZONING COMMISSION, HEREBY CERTIFY THAT, AT ITS MEETING OF February 14, 2016, THE BALDWIN COUNTY PLANNING AND ZONING COMMISSION APPROVED THE WITHIN PLAT FOR THE RECORDING OF THE SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS DAY OF July, 2020.
BY: Viggo Davis Jr
ITS: Chairman

CERTIFICATE OF THE BALDWIN COUNTY PLANNING DIRECTOR

THE UNDERSIGNED, AS DIRECTOR OF THE BALDWIN COUNTY PLANNING AND ZONING DEPARTMENT, HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS DAY OF July, 2020.

[Signature]
PLANNING DIRECTOR

CERTIFICATE OF APPROVAL BY THE COUNTY ENGINEER

THE UNDERSIGNED, AS THE ENGINEER OF BALDWIN COUNTY, ALABAMA, HEREBY APPROVES THE WITHIN PLAT FOR THE RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, THIS DAY OF July, 2020.

[Signature]
COUNTY ENGINEER

CERTIFICATE OF APPROVAL BY BALDWIN COUNTY E-911 ADDRESSING

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

DATED THIS 10th DAY OF July 2020

[Signature]
(AUTHORIZED SIGNATURE)

CERTIFICATE OF APPROVAL BY RIVERA UTILITIES (WATER)

THE UNDERSIGNED, AS AUTHORIZED BY RIVERA UTILITIES, HEREBY APPROVES THE WITHIN PLAT FOR RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, DATED THIS 28th DAY OF July 2020.

[Signature]
(AUTHORIZED SIGNATURE)

CERTIFICATE OF APPROVAL BY BALDWIN COUNTY SEWER SERVICE

THE UNDERSIGNED, AS AUTHORIZED BY BALDWIN COUNTY SEWER SERVICES, HEREBY APPROVES THE WITHIN PLAT FOR RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, DATED THIS 28th DAY OF July 2020.

[Signature]
(AUTHORIZED SIGNATURE)

CERTIFICATE OF APPROVAL BY BALDWIN EMC

THE UNDERSIGNED, AS AUTHORIZED BY BALDWIN EMC, HEREBY APPROVES THE WITHIN PLAT FOR RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, DATED THIS 28th DAY OF July 2020.

[Signature]
(AUTHORIZED SIGNATURE)

CERTIFICATE OF APPROVAL BY CENTURYLINK

THE UNDERSIGNED, AS AUTHORIZED BY CENTURYLINK HEREBY APPROVES THE WITHIN PLAT FOR RECORDING OF SAME IN THE PROBATE OFFICE OF BALDWIN COUNTY, ALABAMA, DATED THIS 23rd DAY OF June 2020.

[Signature]
(AUTHORIZED SIGNATURE)

BALDWIN COUNTY, ALABAMA
COUNTY ENGINEER
JAMES H. NEAL, III
1000
1000
1000
SLIDE 0002737-E



HUTCHINSON, MOORE & RAUCH, LLC

2039 MAIN STREET
DAPHNE, ALABAMA
36526

ENGINEERS • SURVEYORS
LAND PLANNERS

TEL (251) 626-2626
FAX (251) 626-6934
daphne@hmengineers.com



MAGNOLIA SHORES - PHASE 1

FINAL PLAT

ADVANTAIRA, LLC FBO CHRIS H. NEAL IRA

SCALE: 1"=100' DATE: JUNE 2020 DRAWN BY: RLT CHECKED BY: SLS SHEET: 2 OF 2