

SURVEY FOR:

*James Brennan Sanders  
a Limited Liability Company*

ADDRESS: Pepper Hill Rd.  
Bell Buckle, TN 37020

ZONED: A-1 SETBACKS FRONT 50' SIDE 25' REAR 40'  
TOTAL ACREAGE: 39.17  
TAX MAP: Map 023; Parcel 023.09  
TITLE SOURCE: Deed Book 391; Page 672  
LOCATED: 9th Civil District  
Bedford County, TN

NOTES:

This parcel is subject to all easements as shown and any other easements and/or restrictions either recorded or by prescription that a complete title search may reveal.

Information concerning major utilities shown hereon are based on visible evidence noted during the survey or information provided by utility companies. Verification of existence, size, location, depth and availability of service should be confirmed by local utility agencies.

Soil Site Information was provided by Tim Baxter, Jasper Tn for Tracts 1-3. Soil Site Information was provided by Jaylan Hancock, Fayetteville, Tn for Tract 4.

I, Lincoln Northcutt a registered land surveyor in the State of Tennessee, certify: (1) that to the best of my knowledge, this is a true and accurate survey and (2) that it meets or exceeds the current minimum standards and applications of a category IV (Remote Sensing) survey as set forth by rule T.C.A. 0820-03-07C(5). Accuracy of 1 in 7,500.

REGISTERED LAND SURVEYOR (DATE)

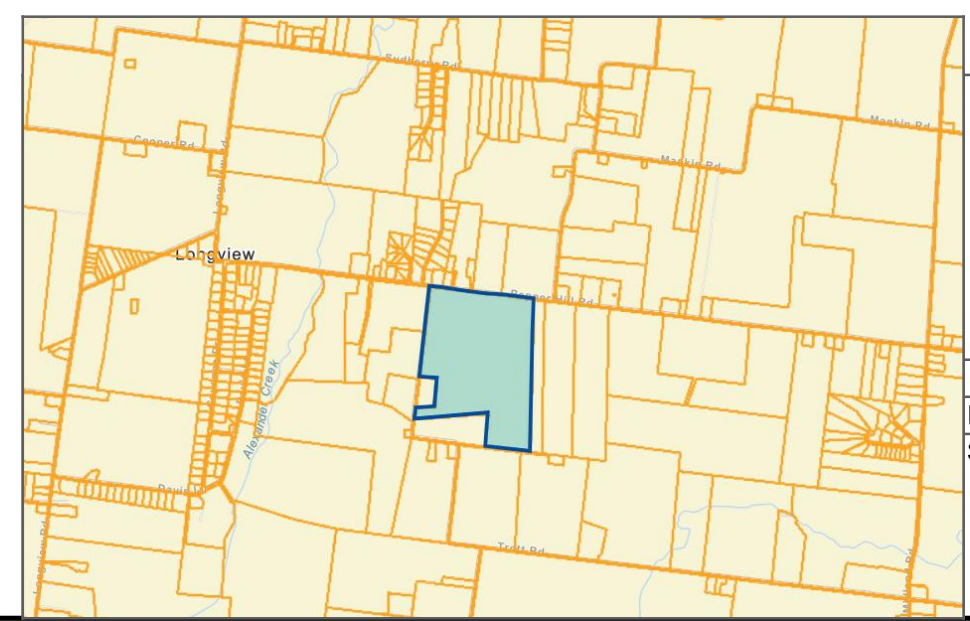
### LINE CHART

LINE	BEARING	DISTANCE
L1	S 81°31'02" E	139.38'
L2	S 82°49'47" E	109.44'
L3	S 26°17'57" E	24.73'
L4	S 66°12'56" E	24.16'
L5	S 09°03'28" W	40.14'
L6	S 11°36'43" W	79.13'
L7	S 75°52'15" W	96.88'
L8	N 66°24'17" E	55.00'
L9	N 07°02'31" E	155.31'
L10	N 87°40'04" W	114.84'
L11	N 33°11'41" E	152.31'
L12	S 66°24'17" W	69.37'
L13	N 03°35'04" E	195.33'
L14	N 87°40'04" W	71.71'
L15	S 07°02'31" W	165.51'
L16	S 87°40'04" E	281.16'
L17	N 03°35'04" E	61.59'
L18	S 88°23'10" W	157.09'
L19	S 47°19'31" E	89.93'
L20	N 33°11'41" E	16.51'

### LEGEND

- These standard symbols will be found in the drawing.
- POINT
  - ▲ TPOST
  - ⊙ IRON ROD SET
  - ⦿ POWER POLE
  - ⊗ WOODEN FENCE POST

### LOCATION MAP



BEFORE ANY DIGGING OR CONSTRUCTION  
CALL TO MARK @  
1-800-351-1111  
TENNESSEE ONE-CALL SYSTEM, INC.

*Northcutt Surveying*  
207 N Spring St. Suite B  
Shelbyville, TN 37160  
Phone (931) 684-2741  
Email: northcuttsurvey@gmail.com

SCALE: 1" = 100' APPROVED BY: LBN DATE SURVEYED: 08/26/2024  
DRAWN BY: LBN SHEETS 1 OF 1 DATE DRAWN: 08/26/2024  
SURVEY FOR: JAMES BRENNAN SANDERS A LIMITED LIABILITY COMPANY DRAWING NO.

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