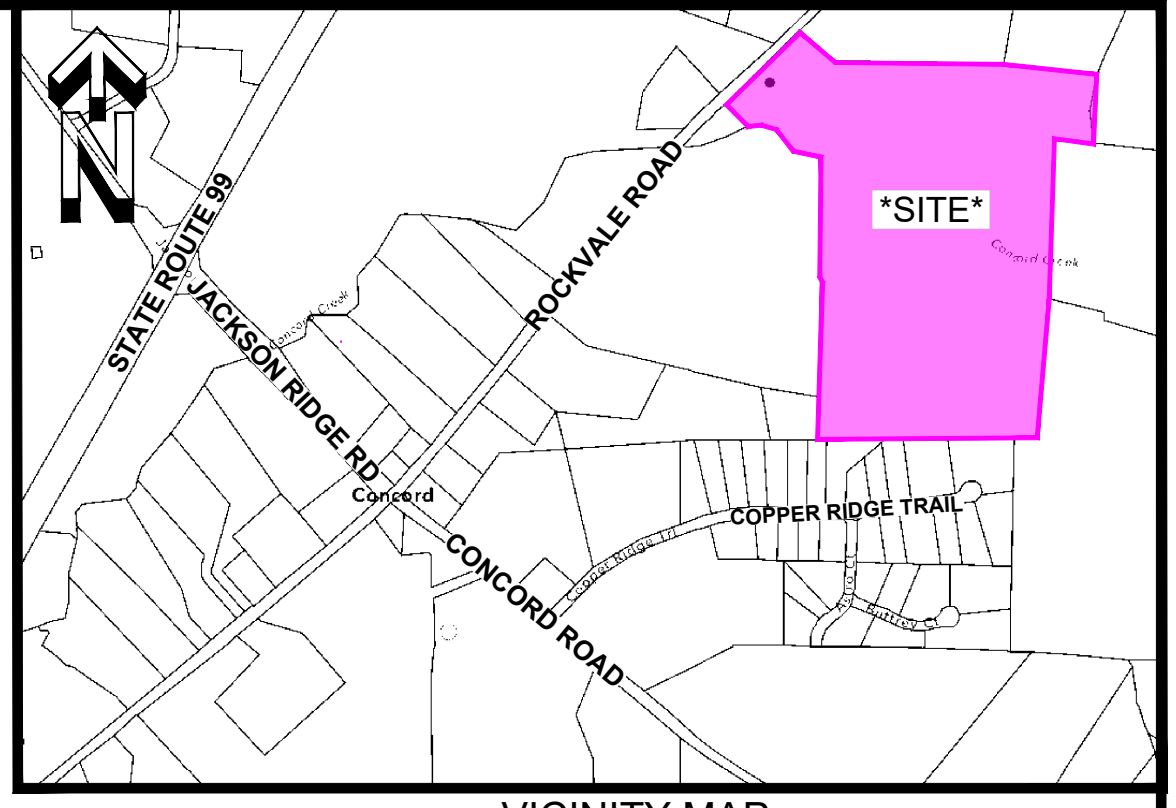


NOTE: BEARINGS RELATIVE TO TENNESSEE STATE PLANE COORDINATE SYSTEM - NAD83/2011  
DATE OF OBSERVATION 09/21/2024

1 inch = 100 ft.



- LEGEND**
- POWER POLE
  - IRON PIPE OLD AS DENOTED (IP OLD)
  - IRON ROD OR PIPE OLD AS DENOTED (IR OLD)
  - 1/2" REBAR SET CAPPED SEXTON 2400 (IR NEW)
  - △ MAG NAIL SET (MAG NAIL (N))
  - ⊠ WATER METER
  - GUY WIRE
  - ⊠ FIRE HYDRANT
  - ROCT REGISTER'S OFFICE OF RUTHERFORD COUNTY, TENNESSEE
  - PCL PARCEL
  - RB RECORD BOOK
  - DB DEED BOOK
  - PB PLAT BOOK (CABINET)
  - POB POINT OF BEGINNING
  - CLX CENTERLINE INTERSECTION OF ROADS
  - (T) TOTAL
  - RAW RIGHT-OF-WAY
  - CONC CONCRETE
  - PL PROPERTY LINE
  - OFFSET
  - QIS MAG NAIL
  - FP FENCE POST
  - CO CLEANOUT

PROPERTY CONTAINS:  
49.57 ACRES± (TOTAL)  
THIS SURVEY

Line Table		Line Table		Line Table	
Line #	Length	Direction	Line #	Length	Direction
L1	23.64	N44° 51' 46"W	L16	80.19	S31° 49' 25"E
L2	15.00	N44° 51' 46"W	L17	104.99	N78° 02' 34"W
L3	60.05	S78° 52' 28"W	L18	18.87	N04° 50' 22"W
L4	73.00	N71° 16' 55"W	L19	31.57	N82° 22' 52"E
L5	90.72	N28° 52' 38"W	L20	162.38	S89° 35' 44"E
L6	57.94	N54° 01' 27"W	L21	112.33	S74° 04' 45"E
L7	129.99	N82° 33' 33"W	L22	28.31	S11° 36' 43"E
L8	578.16	N01° 14' 06"E	L23	58.66	N86° 58' 56"W
L9	23.07	N36° 09' 37"W	L24	77.80	N07° 04' 39"W
L10	20.58	S48° 18' 44"E	L25	97.42	N24° 06' 54"W
L11	120.89	N44° 51' 46"W	L26	93.34	N02° 24' 13"E
L12	130.28	N44° 51' 46"W	L27	105.03	N73° 05' 44"E
L13	100.83	S56° 52' 12"W	L28	104.40	S89° 56' 38"W
L14	73.76	N36° 23' 26"W	L29	14.26	N44° 32' 19"W
L15	107.05	N53° 22' 24"E	L30	14.26	N44° 33' 02"E

- SUBJECT PROPERTY LINE
- RIGHT OF WAY/ADJOINER
- EXISTING EASEMENT EDGE
- FENCE LINE
- EXISTING OVERHEAD ELECTRIC
- CENTERLINE OF ROAD OR DRIVE
- ROCK WALL

- General Notes**
- Date field survey completed: 09/21/2024.
  - Property contains 49.57 acres total.
  - Except as specifically stated or shown on this survey, this survey does not purport to reflect any of the following which may be applicable to the subject real estate: easements, other than possible easements that were visible at the time of this survey, building setback lines, restrictive covenants, subdivision restrictions, zoning or other land-use regulations, and other facts that an accurate and current title search may disclose. Surveyor was not furnished a title report.
  - This survey was made using the latest recorded deeds and other information, and there are no encroachments or projections other than those shown hereon. This survey is subject to the findings of a title report.
  - This parcel of land is subject to any and all right-of-ways and/or easements either by record and/or prescription that a complete title search may reveal.
  - Any location of underground utilities as shown hereon are based solely on observations and field locations of above-ground structures. Additional buried utilities and/or structures may exist.
  - This is a true and accurate portrayal of the boundaries determined from GPS, record data and physical evidence found in the field.
  - Based upon a graphic scale this property is located in an Area Designated as Zone "X" (Areas Determined to be outside the 100-Year Floodplain) on the most recent Federal Emergency Management Agency (F.E.M.A.) Flood Insurance Rate Map No. 47149C0360H, Dated January 05, 2007.
  - Property has access to public utilities.
  - Soils sites were identified by The Soils Group, Inc. Information shown hereon was provided to the surveyor on 10 October 2024. Soils sites were physically located in the field on 19 October 2024.

**Utility Disclaimer**  
Know what's below. Call before you dig.

Surveyor has not physically located the underground utilities. Above grade and underground utilities shown were taken from visible appearances at the site, public records and/or maps prepared by others. Surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area, either in service or abandoned. Surveyor further does not warrant that the underground utilities are in the exact location indicated. Therefore, reliance upon the type, size and location of utilities shown should be done so with this circumstance considered. Detailed verification of existence, location and depth should also be made prior to any decision relative thereto is made. Availability and cost of service should be confirmed with the appropriate utility company. In Tennessee, it is a requirement, per "The Underground Utility Damage Prevention Act", that anyone who engages in excavation must notify all known underground utility owner, no less than three (3) nor more than ten (10) working days prior to the date of their intent to excavate and also to avoid any possible hazard or conflict. Tennessee One Call 811.

**GPS NOTES:**

- Class of survey: IV
- Type of GPS field procedure: RTK
- Dates of survey: 21 September 2024
- Datum/Epoch: NAD83 (2011), Epoch 2010
- Published/Fixed-control use: TDOT CORS Station TN-38  
N: 569154.88  
E: 1837086.15  
Z: 558.34
- Geoid model: Geoid 18
- Combined grid factor(s): 0.99992680
- Units: US Survey Feet



DocuSigned by:  
*Christopher Blake Sexton*  
509F4C57426D4E0...  
10/25/2024

**SURVEYOR'S CERTIFICATE:**  
I, Christopher Blake Sexton, Registered Land Surveyor, Tennessee RLS #2400, do hereby certify that the survey shown hereon was made by myself or under my direct supervision on 21 September 2024, and the same is true and correct to the best of my knowledge and belief. I further certify this is a Category IV remote sensing survey, and is in compliance with the current Tennessee minimum standards of practice as defined under rule 0820-03-07C (5). The horizontal datum is NAD 1983, which was derived using a GPS network RTK observation taken by a dual frequency Carlson BRX7 with a published positional accuracy of 8mm horizontal and 15mm vertical. The unadjusted ratio of precision of the data shown hereon (in relative positioning accuracy given at the 95% confidence level) is at least 1:10,000.

DocuSigned by:  
*Christopher Blake Sexton*  
509F4C57426D4E0...  
10/25/2024

Christopher Blake Sexton, RLS  
Tennessee License Number: 2400  
Date

**BOUNDARY & DIVISION SURVEY OF THE PROPERTY OF THE L. G. BUCY AND EFFIE CHRISTINE BUCY REVOCABLE LIVING TRUST, ETAL**  
TAX MAP 146, PARCEL 028.01  
RECORD BOOK 2065, PAGE 2706, R.O.R.C.T.  
10TH CIVIL DISTRICT  
10265 ROCKVALE ROAD  
ROCKVALE, RUTHERFORD COUNTY, TN, 37153  
CHRISTOPHER BLAKE SEXTON, PLS  
5125 BRIDGEMORE BLVD.  
MURFREESBORO, TN 37129  
931-261-8875  
blakesexton@comcast.net