

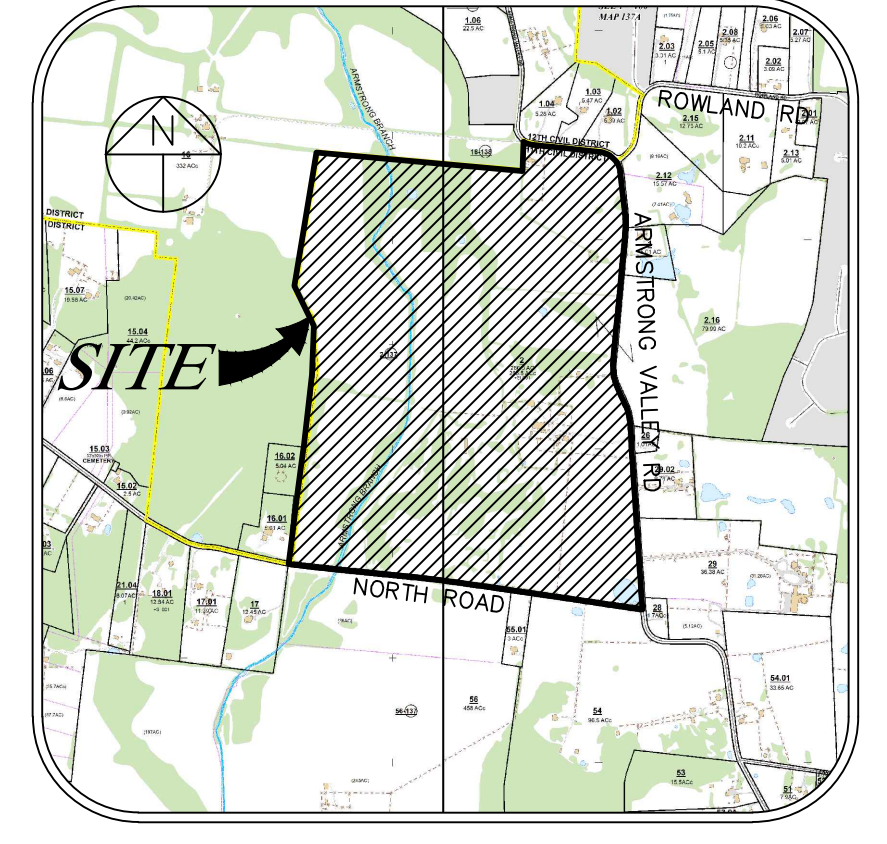
**LEGEND**

- Property Line or Right-Of-Way Line
- Roadway Centerline
- - - Easement Line
- - - Minimum Building Setback Line
- IPSO Iron Pin Set
- IPFO Iron Pin Found
- Railroad Spike
- × Fence
- Survey Point
- ▲ Nail
- Conc. Marker Found
- Soil Site Stake

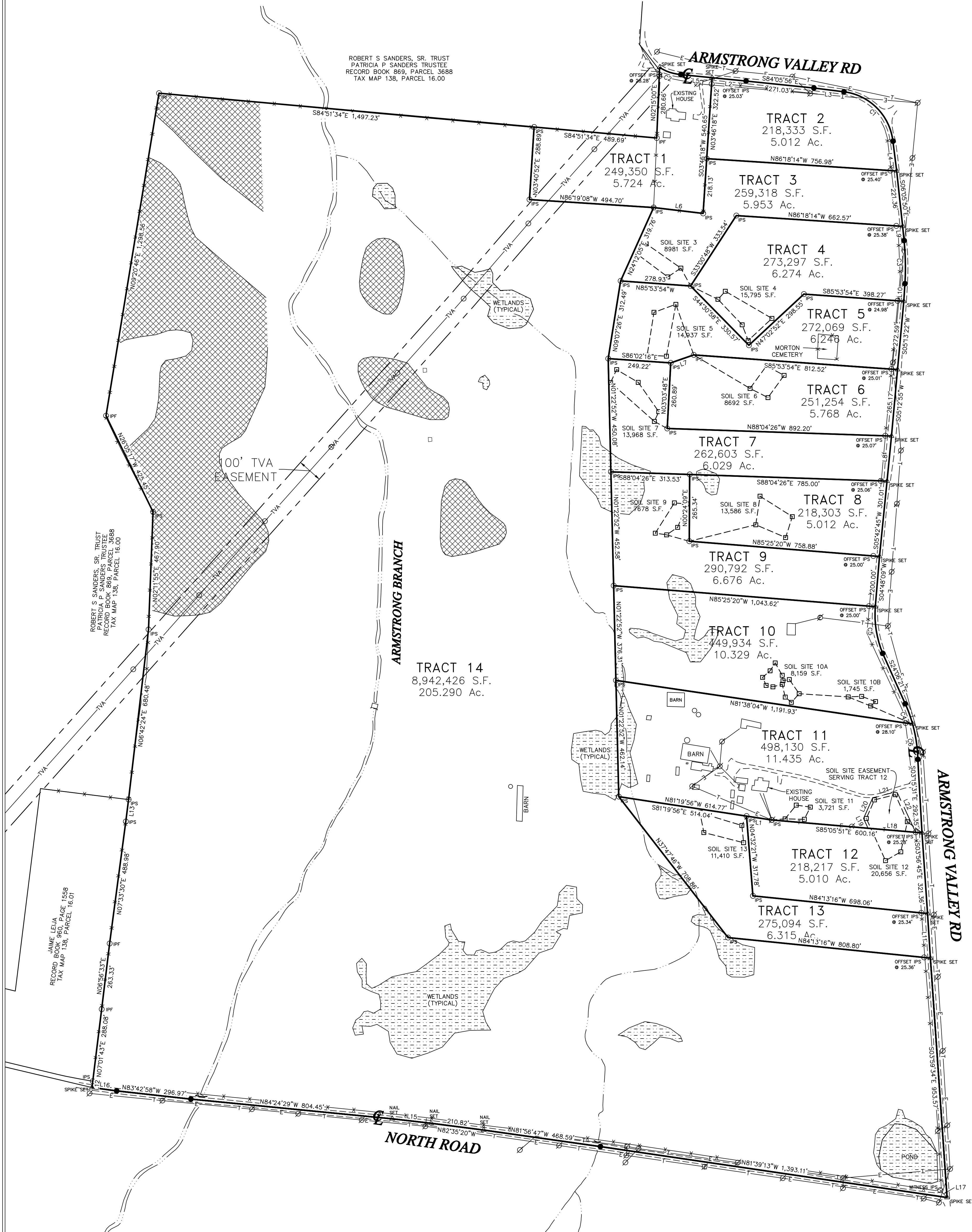
CURVE TABLE					
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	223.61'	298.06'	276.48'	S44°42'31"E	76°22'19"
C2	180.58'	90.10'	89.26'	S71°30'44"E	27°35'13"
C3	1,098.50'	171.51'	171.34'	S01°10'24"E	8°56'44"
C4	575.49'	85.61'	85.53'	S19°50'39"E	8°31'23"
C5	404.67'	189.79'	188.05'	S09°00'28"E	26°52'17"
C6	575.49'	142.58'	142.22'	S08°29'06"E	14°11'44"

**SURVEY NOTES**

- 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 owners, no less than three nor more than ten working days of their intent to excavate. A list of these utilities may be obtained from the County Register of Deeds. Those utilities that participate in the Tennessee One Call system can be notified by calling toll free 1-800-351-1111.
- Underground utilities shown were located using available aboveground evidence, and also from information obtained from the respective utility companies. The existence or nonexistence of the utilities shown and any other utilities which may be present on this site or adjacent sites should be confirmed with the utility owner prior to commencing any work.
- Parcels may be subject to additional easements, and/or restrictions, by record or prescription, that a complete title search may reveal.
- This parcel is not included in areas designated as "Special Flood Hazard" on the National Flood Insurance Program Community Panel No. 470165 0265 H, Dated 1/5/2007, Zone X. A flood study has been performed that shows portions of these parcels in the 100 year flood zone.
- This survey was performed using a survey grade dual frequency Real Time Kinematics (RTK) Global Positioning System (GPS). Bearings shown hereon are based on the Tennessee State Plane Coordinate System of 1983 derived using the T.D.O.T. Tennessee Geodetic Reference Network (TGRN) consisting of multiple reference stations tied to NAD83 (1995) (Epoch 2010), Geoid 12B, and NAVD88. Horizontal and vertical positional accuracy does not exceed ±0.05' based on a 95% confidence level with the allowable tolerance being 0.07' ± 50.00ppm. The combined scale factor for the initial point of this survey is 1.00007796.



**LOCATION MAP**  
N.T.S.



LINE	BEARING	DISTANCE
L1	S81°19'56"E	100.73'
L2	S84°22'20"E	135.80'
L3	S82°53'41"E	120.72'
L4	S07°18'52"E	118.98'
L5	S84°22'20"E	124.68'
L6	N83°13'17"W	198.16'
L7	N70°53'07"E	96.76'
L8	S05°37'08"W	180.01'
L9	S05°38'46"E	56.85'
L10	S03°40'15"W	70.02'
L11	S03°39'01"E	177.40'
L12	N06°57'54"E	25.02'
L13	N07°06'16"E	87.77'
L14	N83°31'21"W	155.51'
L15	N82°07'41"W	98.91'
L16	S43°20'45"E	39.87'
L17	N85°05'51"W	190.19'
L18	N24°31'30"W	42.61'
L19	N23°49'01"E	89.88'
L20	N75°44'12"E	99.00'
L21	S24°52'17"E	178.16'
L22	S24°52'17"E	178.16'

ROBERT S. SANDERS, SR. TRUST  
PATRICIA R. SANDERS TRUSTEE  
RECORD BOOK 869, PARCEL 3688  
TAX MAP 138, PARCEL 16.00

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RECORD BOOK 960, PAGE 1558  
TAX MAP 138, PARCEL 16.01

OWNER: DAVID EDWIN TODD, JR. ESTATE  
DAVID EDWIN TODD III CO-EXECUTOR  
SHERREE T. BEETS CO-EXECUTOR  
ADDRESS: 2872 ARMSTRONG VALLEY RD  
MURFREESBORO, TN 37128  
TAX MAP 137, PARCEL 2.00  
DEED BOOK 311, PAGE 958  
WILL BOOK 65, PAGE 51



CERTIFICATE OF ACCURACY - I hereby certify that this is a category "1" survey and the ratio of precision of the unadjusted survey is 1:10,000 as shown hereon.

**PROPERTY SURVEY**  
**TODD PROPERTY**  
**ARMSTRONG VALLEY ROAD**

11th CIVIL DISTRICT, RUTHERFORD COUNTY, TENNESSEE

**SEC, Inc.** SITE ENGINEERING CONSULTANTS  
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PHONE (615) 890-7901 • FAX (615) 895-2567

PROJ. # 23126.01	DATE: 11/21/23 REV.:	FILE: ARMSTRONG VALLEY RD 2872	DRAWN BY: MCR	SCALE: 1" = 200'	SHEET I OF I
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