

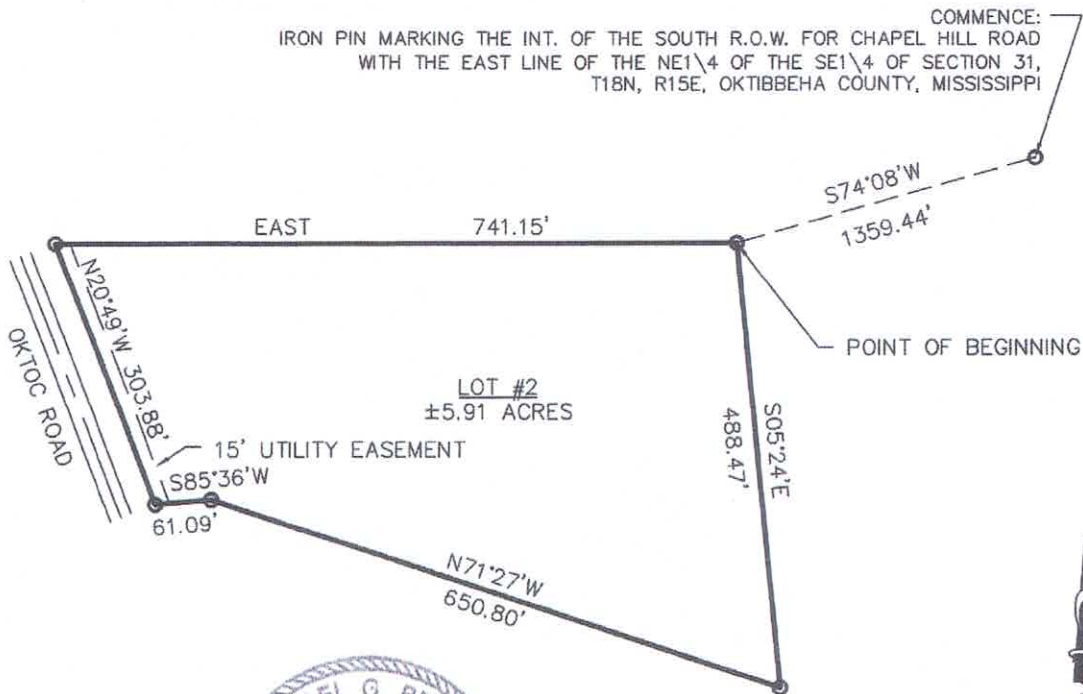
PLAT OF SURVEY AND DESCRIPTION OF
LOT #2 ASHBROOK DEVELOPMENT

A PARCEL OF LAND BEING 5.91 ACRES, MORE OR LESS, SITUATED IN THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 31, TOWNSHIP 18 NORTH, RANGE 15 EAST, OKTIBBEHA COUNTY, MISSISSIPPI, AND BEING PART OF THAT PARCEL RECORDED IN DEED BOOK 2018 PAGE 20183 AND BEING FURTHER DESCRIBED AS FOLLOWS;

COMMENCE AT THE IRON PIN MARKING THE INTERSECTION OF THE SOUTH RIGHT-OF-WAY FOR CHAPEL HILL ROAD WITH THE EAST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 31; RUN THENCE, SOUTH 74 DEGREES 08 MINUTES WEST FOR 1359.44 FEET TO THE FOUND IRON PIN MARKING THE POINT OF BEGINNING; RUN THENCE, SOUTH 05 DEGREES 24 MINUTES EAST FOR 488.47 FEET TO AN IRON PIN; RUN THENCE, NORTH 71 DEGREES 27 MINUTES WEST FOR 650.80 FEET TO AN IRON PIN; RUN THENCE, SOUTH 85 DEGREES 36 MINUTES WEST FOR 61.09 FEET TO AN IRON PIN ON THE EAST RIGHT-OF-WAY FOR OKTOC ROAD; RUN THENCE, ALONG SAID RIGHT-OF-WAY, NORTH 20 DEGREES 49 MINUTES WEST FOR 303.88 FEET TO AN IRON PIN; RUN THENCE, EAST FOR 741.15 FEET TO THE IRON PIN MARKING THE POINT OF BEGINNING.

BEING 5.91 ACRES, PLUS OR MINUS A STRIP OF LAND FROM THE WEST SIDE TO THE EAST RIGHT-OF-WAY FOR OKTOC ROAD.

ALSO BEING SUBJECT TO ALL EASEMENTS AS SHOWN.



11-16-2020

SURVEY PARTY:
ERIC KOIVA
ALONZO SKINNER

DATE OF FIELD WORK: OCTOBER 8, 2020

CLASS "D" SURVEY

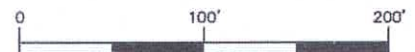
NOTES:
BEARINGS DETERMINED BY SOLAR OBSERVATION
DISTANCES BY E.D.M.
CALCULATIONS BY COMPUTER
SURVEY PERFORMED WITHOUT CURRENT TITLE SEARCH

C:\ACAD\20061\20-061 Lot #2 Legal 11-11-2020

MICHAEL G. BRENT
MISS. PLS #2738
BRENT ENGINEERING SERVICE, INC.
507-A M.L. KING DRIVE
STARKVILLE, MISSISSIPPI
662-324-0713

REFERENCE:
DEED BOOK 2018 PAGE 20183

- FOUND IRON PIN
- SET 1/2" REBAR
- x - FENCE
- CONCRETE RIGHT-OF-WAY MONUMENT



Scale: 1" = 200'