

LEGEND

- IR(O) 1/2" IRON REBAR (OLD)
- IR(N) 1/2" IRON REBAR (NEW)
- ⊞ AIR CONDITIONING UNIT
- ⊗ WELL
- ⊞ ELECTRIC BOX
- ⊘ UTILITY POLE
- P— POWER LINE
- T— TELEPHONE LINE
- M.B.S.L. MINIMUM BUILDING SETBACK LINE
- R.O.C.C., TN. REGISTER'S OFFICE CUMBERLAND COUNTY, TN.
- GRAVEL AREA
- ASPHALT SURFACE

PARCEL REFERENCE

BEING PARCEL 77.00 AS SHOWN ON CUMBERLAND COUNTY TAX MAP 024.

DEED REFERENCE

BEING THE SAME PROPERTY CONVEYED TO LINDA D. CALLAGHAN, BY WARRANTY DEED OF RECORD IN BOOK 1331, PAGE 1152, R.O.C.C., TN.

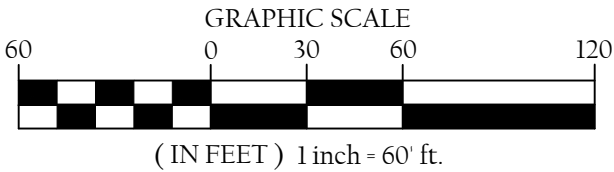
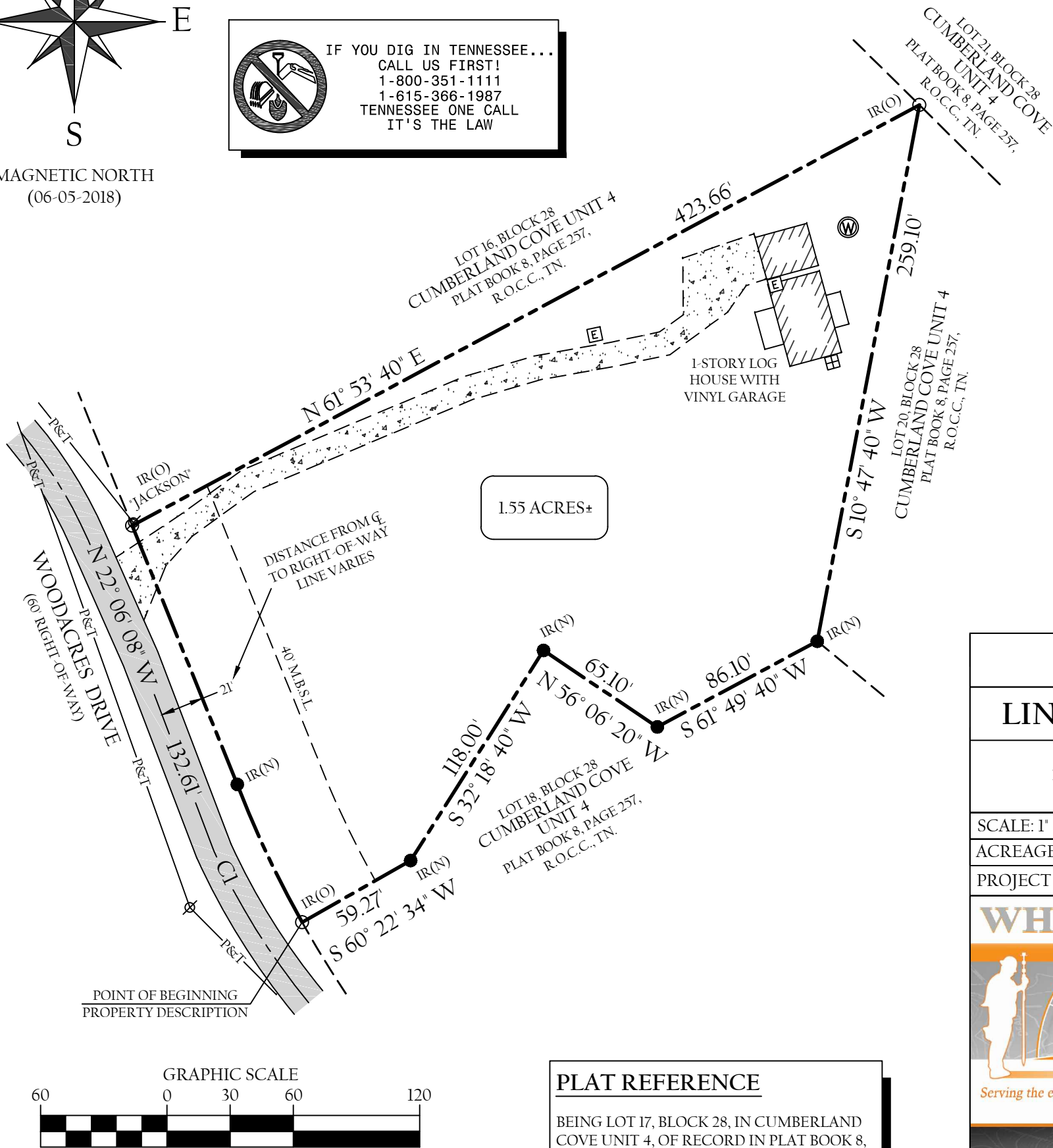
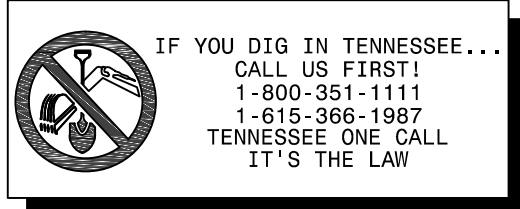
GENERAL NOTES

- THIS SURVEY WAS PREPARED FROM THE CURRENT DEED OF RECORD AND DOES NOT REPRESENT A TITLE SEARCH OR A GUARANTEE OF TITLE AND IS SUBJECT TO ANY STATE OF FACTS A CURRENT TITLE SEARCH WILL REVEAL.
- THIS SURVEY IS SUBJECT TO ANY EASEMENTS, RIGHTS OF WAYS, RESTRICTIONS AND/OR EXCEPTIONS WHICH MAY AFFECT SAID PROPERTY.
- THIS PLAT DOES NOT PURPORT TO ADDRESS THE EXISTENCE, DETECTION OR DELINEATION OF ANY ENVIRONMENTAL PROBLEMS LOCATED WITHIN THE PERIMETER OF THE PROPERTY SHOWN HEREIN.
- THIS SURVEY WAS DONE IN COMPLIANCE WITH CURRENT TENNESSEE MINIMUM STANDARDS OF PRACTICE.
- LOCATIONS OF UTILITIES ARE APPROXIMATE. CONTACT THE APPROPRIATE UTILITY FOR LOCATION OF UNDERGROUND SERVICES.
- ACCORDING TO FEMA FLOOD RATE INSURANCE MAP 47035C0150D (NOT PRINTED), DATED 11-16-2007, NO PORTION OF THIS PROPERTY LIES WITHIN A FLOOD HAZARD AREA.
- THIS PROPERTY IS SUBJECT TO THE DECLARATION OF COVENANTS AND RESTRICTIONS, OF RECORD IN DEED BOOK 278, PAGE 706, R.O.C.C., TN, AS AMENDED IN DEED BOOK 284, PAGE 365 & DEED BOOK 368, PAGE 332, R.O.C.C., TN.



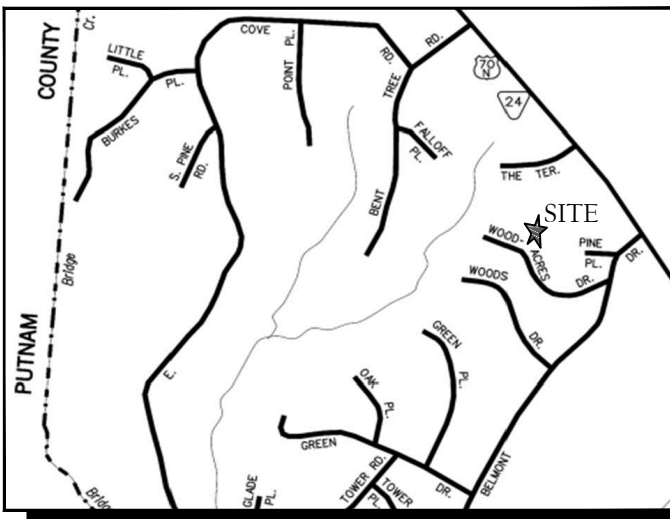
CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
CI	500.00'	72.36'	72.30'	N 25° 10' 06" W	8°17'30"



PLAT REFERENCE

BEING LOT 17, BLOCK 28, IN CUMBERLAND COVE UNIT 4, OF RECORD IN PLAT BOOK 8, PAGE 257, R.O.C.C., TN.



VICINITY MAP (NOT TO SCALE)

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY, TO THE BEST OF MY KNOWLEDGE, THAT THIS A CATEGORY 'I' SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS GREATER THAN OR EQUIVALENT TO 1:10,000 AS SHOWN HEREON.

CHRISTOPHER J. MABERY R.L.S. #2483
WHITTENBURG LAND SURVEYING, LLC
214 EAST STEVENS STREET
COOKEVILLE, TN 38501

BOUNDARY SURVEY

LINDA CALLAGHAN PROPERTY

20 WOODACRES DRIVE
2nd CIVIL DISTRICT, CUMBERLAND COUNTY
MONTEREY, TENNESSEE 38574

SCALE: 1" = 60'	TAX MAP 024 PARCEL 77.00		
ACREAGE: 1.55±	DR CJM	CHK	REV
PROJECT NUMBER: 18-205	DATE: 06-28-2018	SHEET 1 of 1	

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