

OAK HOLLOW PROPERTY, LLC SURVEY

GSG HOLDINGS GROUP, LLC PROPERTY  
OFF OF MILL CREEK ROAD  
4TH CIVIL DISTRICT  
PUTNAM COUNTY, TENNESSEE  
DATE 14 AUGUST 2019  
TOTAL ACRES 150.67  
DEED REF: BOOK RB 933 PAGE 303  
P/O TAX MAP 99 PARCEL 5.00

CLIFFORD JACKSON &  
NORMA JUNE JACKSON  
Map 80 Parcel 25.00  
Book 310 Page 565

GARY WAYNE ROBERSON  
Map 89 Parcel 5.04  
RB 982 Page 322

STEPHEN ANTHONY IDEM &  
KAREN RAMSEY IDEM  
Map 80 Parcel 51.02  
Book 305 Page 381

GARY WAYNE ROBERSON  
Map 89 Parcel 5.04  
RB 982 Page 322

PEARL ROBERSON FOLTZ  
and MINA MARIE ROBERSON  
Map 89 Parcel 5.05  
Book 55 Page 57

CRYSTAL JILL CUNNINGHAM  
Map 100 Parcel 1.00  
Book 584 Page 631

GSG HOLDINGS GROUP, LLC  
Map 89 Parcel 5.00  
RB 933 Page 303

GSG HOLDINGS GROUP, LLC  
Map 89 Parcel 5.00  
RB 933 Page 303

Note: The point of beginning is located S 66°36'36" E  
212.27 feet from the intersection of a drain and an old  
road bed as well as being in the center of a 16' wide  
permanent easement of ingress/egress.

Note: Every document of record reviewed and  
considered as a part of this survey is noted hereon.  
This survey is prepared from the current deed of  
record and does not represent a title search or a  
guarantee of title and is subject to any estate of  
facts that a current accurate title search will reveal.

This is a boundary line survey. There is absolutely  
no certification made as to the existence or  
non-existence of the following: wetlands; easements  
or rights-of-way unless otherwise noted hereon;  
sub-surface utilities or streams; above ground  
utilities other than those which are clearly shown  
and labeled as such hereon; buildings, structures,  
ponds, lakes or streams other than those which are  
clearly shown and labeled as such hereon; flood  
areas or designated flood zones unless otherwise  
noted; or any and all other land features that could  
be deemed topographic.

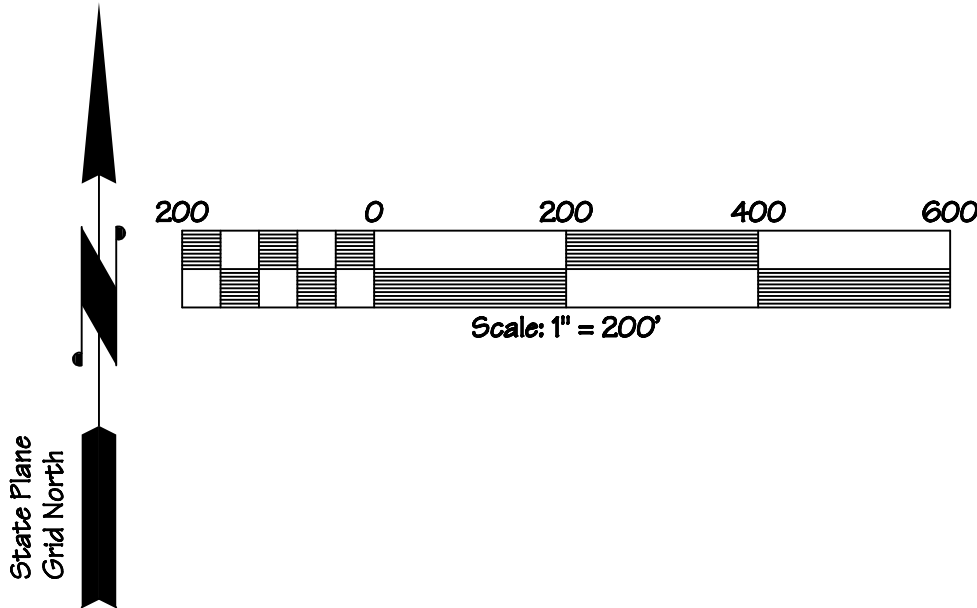
Note: The plat drawn hereon is subject to  
regulatory authority and is subject to change  
according to physical evidence. (i.e. bluffs, lines,  
painted lines, roads, lakes, ponds, indicia of  
ownership, etc.)

Note: This property may be subject to utility  
ingress/egress and/or right-of-ways.

I hereby certify that this is a category II & IV survey  
and that the ratio of precision of the unadjusted  
survey is at minimum 1:7500 as shown hereon and  
has been performed in compliance with current  
Tennessee Minimum Standards of Practice.

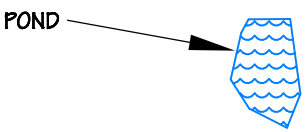
Drawn by: CHN File No: 16-100c4 Oak Hollow Property, LLC

Christopher M. Vick, RLS #2164  
VICK SURVEYING, LLC  
2772 Hidden Cove Road, Cookeville, TN 37212-1286



LINE	BEARING	DISTANCE
L1	S 06°09'07" E	111.19'
L2	S 17°36'08" E	144.18'
L3	N 72°31'10" W	153.70'
L4	N 62°51'01" W	166.29'
L5	N 81°12'03" W	197.11'
L6	S 64°02'27" W	62.85'
L7	N 32°25'54" E	169.69'
L8	N 46°58'50" E	126.26'
L9	S 58°21'33" E	147.69'
L10	S 18°12'02" E	124.56'
L11	S 57°40'21" E	81.21'
L12	S 56°44'12" E	139.86'
L13	S 07°47'03" E	63.23'
L14	S 50°33'20" E	75.75'
L15	S 58°16'22" E	121.04'
L16	S 68°47'59" E	100.07'
L17	S 63°08'27" E	123.09'
L18	S 41°27'05" E	40.44'
L19	S 18°12'02" E	36.89'
L20	S 60°27'09" E	85.54'
L21	S 58°47'09" E	47.14'
L22	S 77°22'23" E	81.87'
L23	S 84°16'33" E	196.51'
L24	S 76°19'30" E	48.82'
L25	S 70°25'33" E	111.01'
L26	N 68°52'53" E	50.18'
L27	S 70°06'19" E	33.66'
L28	S 11°21'52" E	46.93'
L29	S 56°12'25" E	77.85'
L30	S 83°58'21" E	110.89'
L31	S 21°25'55" E	44.67'
L32	S 68°07'04" E	111.42'
L33	S 50°49'40" E	60.06'

150.67 Ac



MILL CREEK ROAD  
(40' Right-of-Way Public Access)  
MILL CREEK

LEGEND
○ TREE
○ 1/2" PIPE (set/found)
● ROAD
⊙ REBAR (found)

To the lien holders and/or the owners of the premises surveyed,  
Oak Hollow Property, LLC, and to First American Title  
Insurance Company, LLC:

The undersigned does hereby  
certify that this survey was this day made on the ground of the  
property legally described herein and is correct, and that there  
are no discrepancies, conflicts, or errors in area, boundary line  
conflicts, encroachments, overlapping of improvements,  
easements or rights-of-way, except as shown hereon, and that  
said property has access to and from a dedicated roadway.

Dated this 14 day of August 2019  
Signed: \_\_\_\_\_

GPS CERTIFICATION:

I, Christopher M. Vick, hereby certify that this map was drawn under  
my supervision from an actual GPS survey made under my supervision  
and the following information was used to perform the survey:  
(a) Type of Survey: Real Time Kinematic  
(b) Positional Accuracy: 0.025 feet  
(c) Date of survey: 14 August 2019  
(d) Datum/Epoch: NAD83(2011) Epoch 2010.00  
(e) Published/Field-control used: ITRF2005 Network  
(f) Grid Model: Geoid12A  
(g) Combined grid factor(s): 0.99999496