

NOTE:
NO RECORD SEARCH FOR
EASEMENTS WAS CONDUCTED.
THE PROPERTY LINES ARE SUBJECT TO
ROAD RIGHT-OF-WAY.

REFERENCE MATERIAL:
GOV'T NOTES & PLATS
DEED BK 373, PG 612
INSTRUMENT NO. 2023002011
INSTRUMENT NO. 2022002485
TAX MAPS
OWNERSHIP MAPS

LEGEND

PROPERTY LINE

GLO/TIE LINE

IRON PIN FOUND

IRON PIN SET (1/2x24")

PINE KNOT FOUND

RAILROAD SPIKE

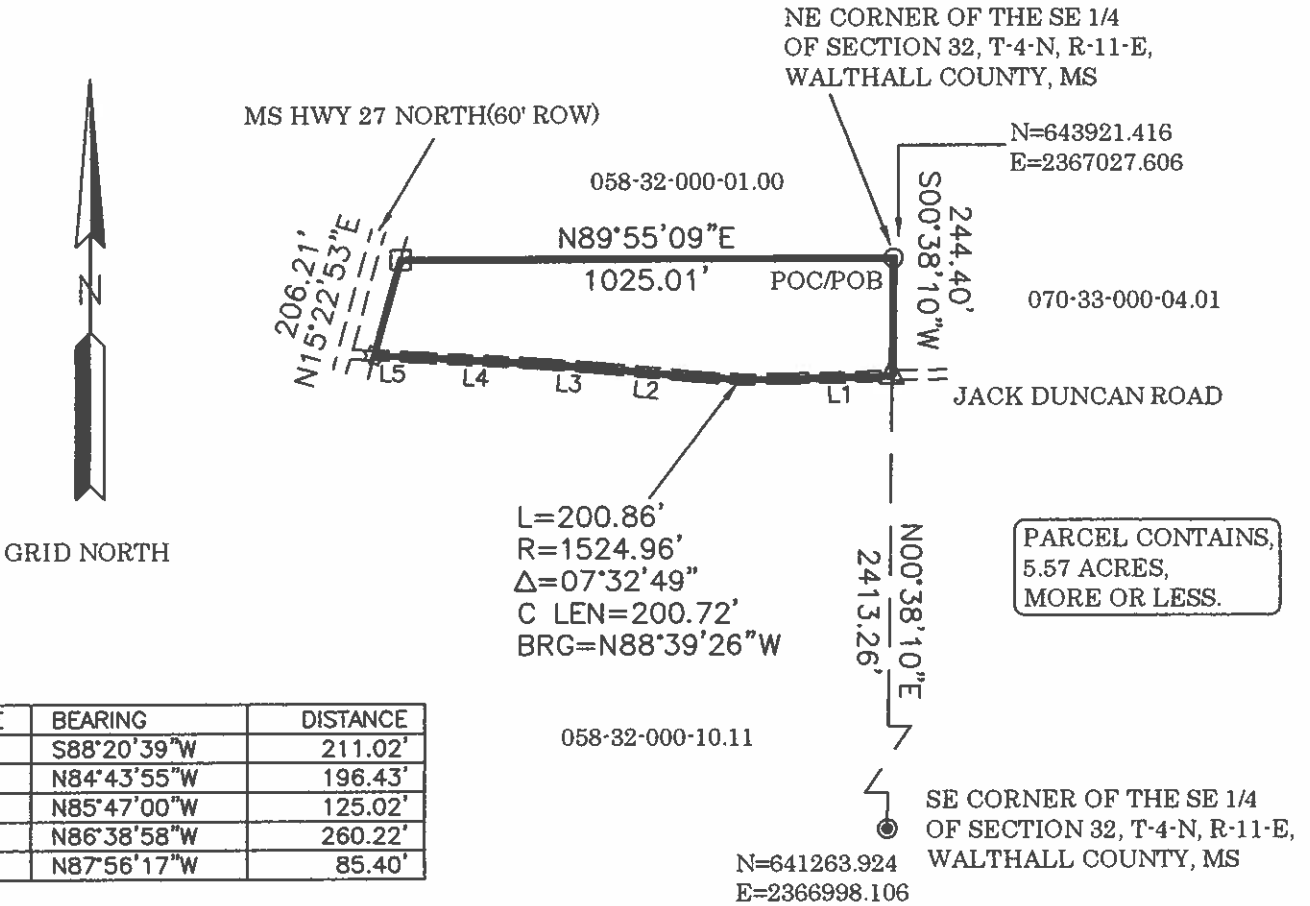
LIGHTERED POST FOUND

NAIL FOUND

TREATED POST FOUND

IRON PIPE FOUND

DESCRIPTION:
BASED ON MISSISSIPPI STATE PLANE COORDICATE SYSTEM (WEST ZONE) NAD83 (2011) AND BEGINNING AT AN IRON PIPE AT THE NE CORNER OF THE SE 1/4 OF SECTION 32, T-4-N, R-11-E, WALTHALL COUNTY, MISSISSIPPI AND RUN S00°38'10"W 244.40 FEET ALONG THE SECTION LINE TO A RAILROAD SPIKE ON THE CENTERLINE OF JACK DUNCAN ROAD; THENCE RUN ALONG SAID CENTERLINE OF FOLLOWING (6) SIX CALLS: S88°20'39"W 211.02 FEET, ON AND ALONG A CURVE THAT CURVES TO THE RIGHT AND HAS A RADIUS OF 1524.96 FEET, A CENTRAL ANGLE OF 07°32'49" FOR 200.86 FEET, A LONG CHORD OF N88°39'26"W 200.72 FEET, N84°43'55"W 196.43 FEET, N85°47'00"W 125.02 FEET, N86°38'58"W 260.22 FEET, N87°56'17"W 85.40 FEET TO A NAIL ON THE EASTERLY RIGHT-OF-WAY LINE OF MS HWY 27 NORTH; THENCE RUN N15°22'53"E 206.21 FEET ALONG SAID LINE TO A TREATED POST ON THE FORTY LINE; THENCE RUN N89°55'09"E 1025.01 FEET ALONG THE FORTY LINE, BACK TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 5.57 ACRES, MORE OR LESS, AND BEING LOCATED IN THE NE 1/4 OF THE SE 1/4 OF SECTION 32, T-4-N, R-11-E, WALTHALL COUNTY, MISSISSIPPI.



LINE	BEARING	DISTANCE
L1	S88°20'39"W	211.02'
L2	N84°43'55"W	196.43'
L3	N85°47'00"W	125.02'
L4	N86°38'58"W	260.22'
L5	N87°56'17"W	85.40'

The measurements and lines shown on this survey are based solely upon the information provided to the undersigned surveyor. No title search or public record search has been performed by the undersigned, and this survey does not guarantee warrantable title to the property or properties identified herein. Further, neither this survey nor the undersigned makes any representation as to the legal effect, if any, of natural or artificial monuments identified on this survey or otherwise visible on the ground.

MISSISSIPPI STATE PLANE COORDICATE SYSTEM (WEST ZONE) NAD83 (2011)



DATE OF FIELD SURVEY:
JANUARY, 2025
CONVERGENCE: N00-07-01.33E
COMBINED FACTOR: 0.99989208

I certify that the information on this plat is thorough and accurate to the best of my knowledge and belief. If seal isn't green and signature blue, this is not a official plat.



SURVEY FOR: KRISTI HERRING

A PART OF SECTION 32, T-4-N, R-11-E,
WALTHALL COUNTY, MISSISSIPPI.

LAND DEVELOPMENT AND SURVEYING
P.O. BOX 675, FOXWORTH, MS 39483
(CALL OR TEXT) 601-441-4565)

Project No.: 3192S001	Scale: 1" = 400'	Class Survey: "B"	CHAINMEN:
Date: 01/25/25	Drawn by: VBB	Checked by: SB	