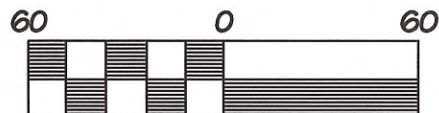




State Plane
Grid North



Scale: 1" = 60'

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: 0.05 feet
- (c) Date of survey: 12 September 2023
- (d) Datum/Epoch: NAD83(2011) Epoch 2010.00
- (e) Published/Fixed-control used: TDOT CORS Network
- (f) Geoid Model: Geoid18
- (g) Combined grid factor(s): 0.99989496

Note: The point of beginning is a 1/2" rebar (found) being the northwestern corner of this parcel located in the southern right-of-way of Bowman Loop as well as being located S 47°07'21" E 57.56 feet from a water meter and furthermore being located N 82°34'08" W 154.82 feet from a GPS Base Point.

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 state of facts that a current accurate title search will reveal. Furthermore, the boundary as shown hereon is subject to change if the surveyor is presented with or made known of any additional information or evidence not represented hereon and deemed essential to establishing the correct boundary line.

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. blufflines, painted lines, roads, lakes, ponds, indicia of ownership, etc.)

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

The surveyor is not responsible for any determination or location of any underground conditions not visible and including but not limited to soils, geological conditions, physical devices and pipelines or buried cables and shall not be responsible for any liability that may arise out of the making of or failure to make such determination or location of any subsurface conditions. For underground utility location call 1-800-351-1111 (TN ONE CALL).

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.

Note: This survey and its representations are intended solely for the benefit of the surveyor's client.

Drawn by: SLH File: 23-401c1

LEGEND

- ⊕ GPS BASE POINT
- ▽ GAS METER
- ⊙ POWER POLE
- ⊗ WATER METER
- 1/2" PIPE (set)
- ⊙ 1/2" REBAR (found)
- ROAD
- OHP — OVERHEAD POWER
- P.O.B. - POINT OF BEGINNING
- CMP - CORRUGATED METAL PIPE
- ▨ CONCRETE

JONATHAN GIBSON &
JENNIFER GIBSON
Map 39 Parcel 71.00
Book 1494 Page 336

1/2" REBAR (found)

SUSAN LYNN CORDELL
Map 39 Parcel 73.00
Book 1081 Page 1728
Book 1081 Page 1724

N 59°19'21" W
358.09'

BRUCE EUGENE SIMMONS
Map 39 Parcel 56.00
Book 1457 Page 1892
Book 1457 Page 1895

DIRK B. BROWN
Map 39 Parcel 74.00
Book 1072 Page 1332

SUSAN LYNN BOWMAN &
JAMMIE T. BOWMAN
Map 39 Parcel 73.01
Book 1377 Page 2170

ROBBIE WATTENBARGER
Map 39 Parcel 75.00
Book 1409 Page 423

PAYT BRUCE BUSSEY
Lot #2, Final Plat of Simmons Farm
Map 39 Parcel 56.05
Book 1674 Page 1879
Plat Book PL12 Page 565

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	716.17	104.37'	104.28'	S 89°48'57" E

LINE	BEARING	DISTANCE
L1	N 59°18'03" W	35.04'

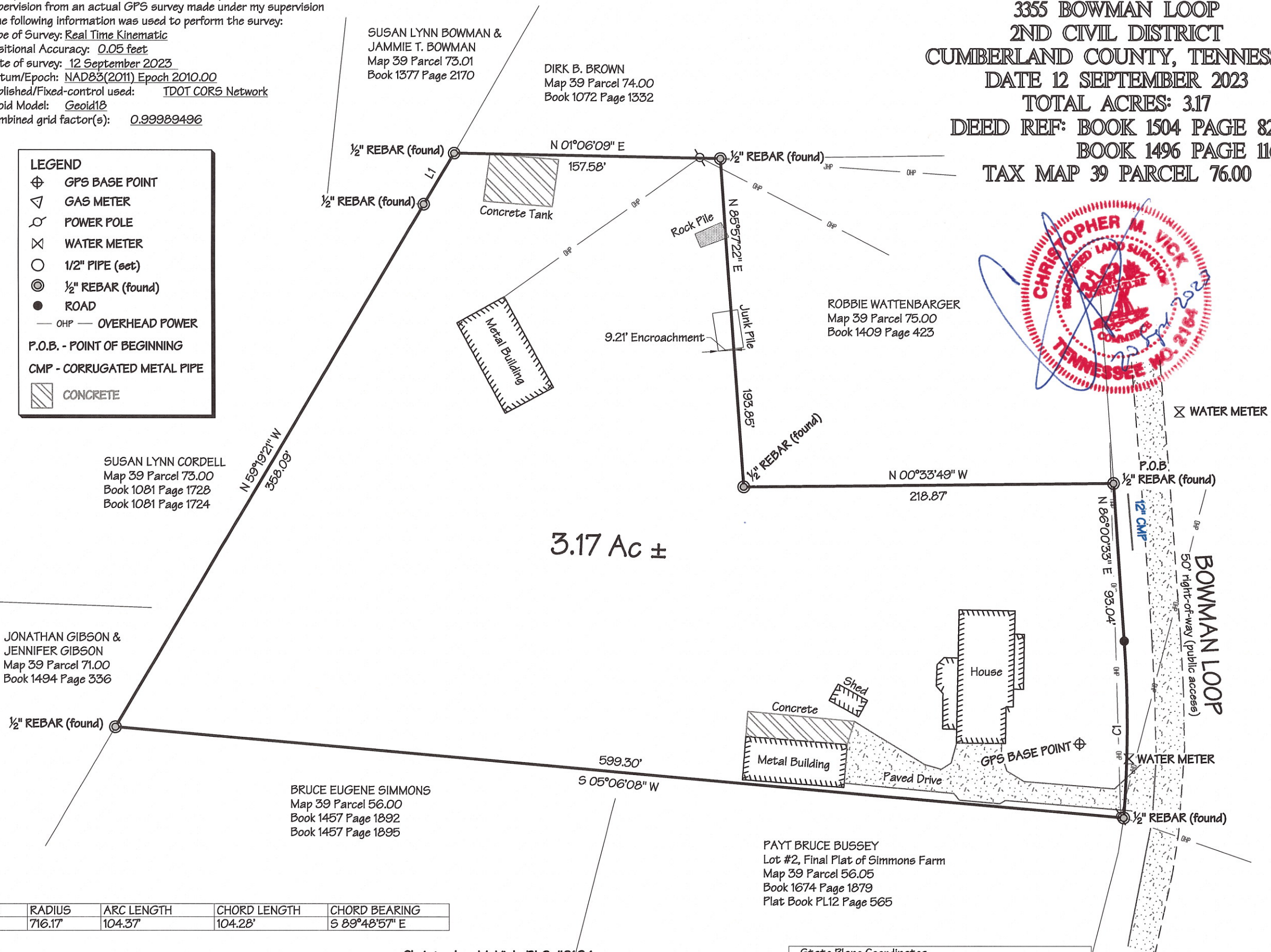
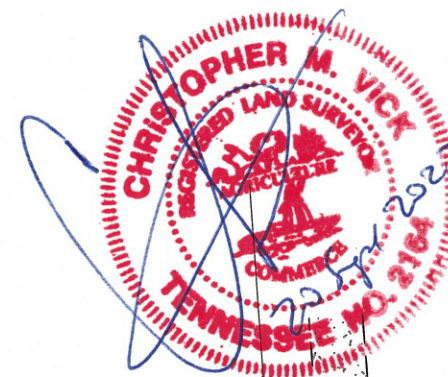
Christopher M. Vick, RLS #2164

VICK SURVEYING, LLC

2772 Hidden Cove Road, Cookeville, TN 931-372-1286

State Plane Coordinates		
	Northing	Easting
GPS Base Point	633375.08	2251023.55

DOUG HOWE PROPERTY
 3355 BOWMAN LOOP
 2ND CIVIL DISTRICT
 CUMBERLAND COUNTY, TENNESSEE
 DATE 12 SEPTEMBER 2023
 TOTAL ACRES: 3.17
 DEED REF: BOOK 1504 PAGE 825
 BOOK 1496 PAGE 1167
 TAX MAP 39 PARCEL 76.00



3.17 Ac ±

BOWMAN LOOP
50' right-of-way (public access)