

POINT OF COMMENCEMENT:
 IRON PIPE FOUND MARKING
 THE NORTHWEST CORNER OF
 SECTION 5, TOWNSHIP 19
 NORTH, RANGE 10 EAST,
 WEBSTER COUNTY, MS.

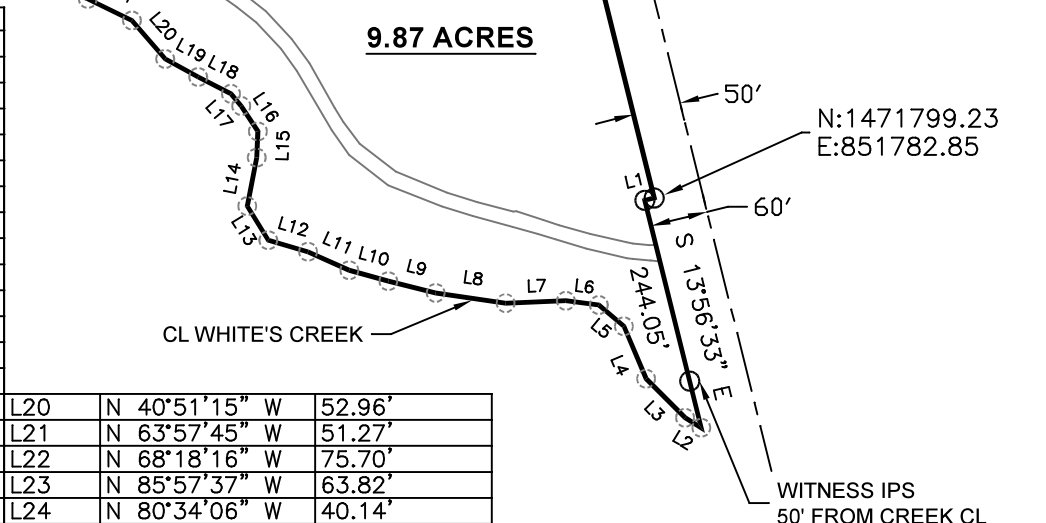
NOTE:
 THE CONVERGENCE ANGLE
 (N 00°14'30" E) AND THE
 COMBINED GROUND TO
 GRID SCALE FACTOR
 (0.99995220912846) WERE
 CALCULATED AT THE P.O.B.

LEGEND
 P.O.B. POINT OF BEGINNING
 ● IRON PIPE FOUND
 ○ 1/2" IRON PIN SET

BASIS OF BEARINGS:
 GRID NORTH BY GPS
 REFERENCED TO U.S.
 STATE PLANE (NAD 83)
 MS EAST ZONE.

SCALE: 1"=200'

LINE	BEARING	DISTANCE
L1	S 76°03'27" W	10.00'
L2	N 58°17'57" W	19.83'
L3	N 45°00'11" W	57.49'
L4	N 22°58'05" W	59.25'
L5	N 49°36'53" W	34.26'
L6	N 82°41'21" W	34.60'
L7	S 87°47'29" W	62.85'
L8	N 81°41'25" W	73.61'
L9	N 76°00'18" W	50.79'
L10	N 74°25'59" W	42.20'
L11	N 65°50'59" W	47.12'
L12	N 73°46'16" W	43.16'
L13	N 31°41'02" W	41.66'
L14	N 11°01'20" E	51.51'
L15	N 02°34'05" E	27.35'
L16	N 33°14'42" W	31.60'
L17	N 40°08'03" W	16.63'
L18	N 62°54'47" W	38.34'
L19	N 61°18'39" W	39.19'
L20	N 40°51'15" W	52.96'
L21	N 63°57'45" W	51.27'
L22	N 68°18'16" W	75.70'
L23	N 85°57'37" W	63.82'
L24	N 80°34'06" W	40.14'



PROPERTY DESCRIPTION:

Commencing at an iron pipe found marking the Northwest Corner of Section 5 Township 19 North, Rang 10 East, Webster County, Mississippi and then run East for 2904.57 feet; then South for 51.95 feet to an iron pin set on the southern Right of Way of Hall Road (30' from the centerline), said point being the POINT OF BEGINNING of the following described parcel. From said P.O.B. and along said R.O.W. run N 89°26'31" E for 229.72 feet; then N 89°42'39" E for 300.53 feet to an iron pin set at the intersection of the southern R.O.W. of Hall Road and the western R.O.W. MS Highway #9; then run along said western R.O.W. of MS Hwy. #9 for the following calls: S 13°56'33" E for 709.27 feet to a to an iron pin set; then S 76°03'27" W for 10.00 feet to a to an iron pin set; then S 13°56'33" E, through a witness iron pin set at 194.05', for a total distance of 244.05 feet to the centerline of White's Creek; then leaving said R.O.W., run along said creek centerline for the following calls: N 58°17'57" W for 19.83 feet; then N 45°00'11" W for 57.49 feet; then N 22°58'05" W for 59.25 feet; then N 49°36'53" W for 34.26 feet; then N 82°41'21" W for 34.60 feet; then S 87°47'29" W for 62.85 feet; then N 81°41'25" W for 73.61 feet; then N 76°00'18" W for 50.79 feet; then N 74°25'59" W for 42.20 feet; then N 65°50'59" W for 47.12 feet; then N 73°46'16" W for 43.16 feet; then N 31°41'02" W for 41.66 feet; then N 11°01'20" E for 51.51 feet; then N 02°34'05" E for 27.35 feet; then N 33°14'42" W for 31.60 feet; then N 40°08'03" W for 16.63 feet; then N 62°54'47" W for 38.34 feet; then N 61°18'39" W for 39.19 feet; then N 40°51'15" W for 52.96 feet; then N 63°57'45" W for 51.27 feet; then N 68°18'16" W for 75.70 feet; then N 85°57'37" W for 63.82 feet; then N 80°34'06" W for 40.14 feet; then leaving said creek centerline run N 08°07'11" E, through a witness iron pin set at 50.00', for a total distance of 442.57 feet to the POINT OF BEGINNING. This Property is located in the Northwest Quarter of the Northeast Quarter of Section 5, Township 19 North, Range 10 East, Webster County, Mississippi, and contains 9.87 acres. All bearings for this description are Grid Bearings referenced to U.S. State Plane (NAD 83), Mississippi East Zone by GPS.

9.87 ACRE SURVEY FOR THE CITY OF EUPORA, MS

LOCATION: NW 1/4 OF THE NE 1/4 OF SEC. 5, T 19 N R 10 E, WEBSTER COUNTY, MS

- NOTES:**
- SURVEY MEETS THE REQUIREMENTS OF A CLASS "C" SURVEY.
 - NO UTILITIES WERE LOCATED AS PART OF THIS SURVEY AND THIS PLAT SHOULD NOT BE USED TO DETERMINE THE EXISTENCE OR NONEXISTENCE OF UTILITIES. DASHED LINES NOT SURVEYED.
 - SURVEY REFERENCE DATA: DB: 53 PG: 434, DB: 2017 PG: 573

CERTIFICATE OF SURVEYOR:

THIS SURVEY AND PLAT WERE PERFORMED BY TD SURVEYING, LLC, USING EVIDENCE RECOVERED ON THE GROUND AND PUBLIC RECORDS FOUND RELATED TO THIS PROPERTY. THIS IS, TO THE BEST OF MY KNOWLEDGE, AN ACCURATE PLAT BASED ON THE EVIDENCE FOUND. THIS SURVEY DOES NOT GUARANTEE TITLE.

DATE OF FIELD SURVEY: 03/07/2024
 DATE OF PLAT: 03/13/2024
 SURVEYED BY: TOBY DAVIS
 DRAWN BY: TOBY DAVIS

TD SURVEYING, LLC
 TOBY DAVIS
 3324 MANTEE ROAD
 MANTEE, MS 39751
 toby1977@onmail.com
 (662) 552-6114

Signed and Dated: 03/13/24