

VICINITY MAP
SCALE: 1" = 1000'

CENTERLINE CURVE DATA

"A"
 $\Delta = 89^{\circ}51'00''$
 $D = 44^{\circ}04'25.29''$
 $T = 129.66'$
 $L = 203.86'$
 $R = 130.00'$
 $CHD = N45^{\circ}04'30''E$
 $CH = 183.61'$

OWNER:
 SARTAIN ASSOCIATES, INC.
 1 LAWS CROSSING
 MADISON, MS 39110

TRACK ONE
 DAVID W. CANNIMORE
 DEED BOOK 2453
 AT PAGE 810

SURVEYOR'S CERTIFICATE OF COMPLIANCE
 STATE OF MISSISSIPPI COUNTY OF MADISON

I, RONALD C. McMASTER, JR., PROFESSIONAL ENGINEER AND SURVEYOR, DO HEREBY CERTIFY THAT THE MONUMENTS AND MARKERS SHOWN HEREON ARE IN PLACE ON THE GROUND AND THE PLAT AND PLAN SHOWN AND DESCRIBED HEREON ARE A TRUE AND CORRECT REPRESENTATION OF A SURVEY TO THE ACCURACY DESIGNATED IN THE SUBDIVISION REGULATIONS FOR MADISON COUNTY, MISSISSIPPI.

WITNESS MY SIGNATURE THIS THE _____ DAY OF _____, 2021.

RONALD C. McMASTER, JR., PROFESSIONAL ENGINEER AND SURVEYOR

THE TOTAL AREA FOR THIS PARCEL IS ± 20.0010 ACRES.

THIS PARCEL OF LAND IS SITUATED IN FLOOD ZONE X-OTHER AREAS, DEFINED AS AREA DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL FLOOD PLAIN, AS SHOWN ON TO F.E.M.A. F.I.R.M. MAP NO. 28089C0395F, DATED MARCH 17, 2010.

CONTRACTOR SHALL MAKE EVERY EFFORT TO KEEP EXISTING PUBLIC ROADS FREE AND CLEAN OF DEBRIS DURING CONSTRUCTION.

ELEVATIONS ARE BASED ON NGS BENCHMARK STAMPED "POCAH, 1959", ELEV. 228.52' (NAVD 88).

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS FOR MADISON COUNTY, MS.

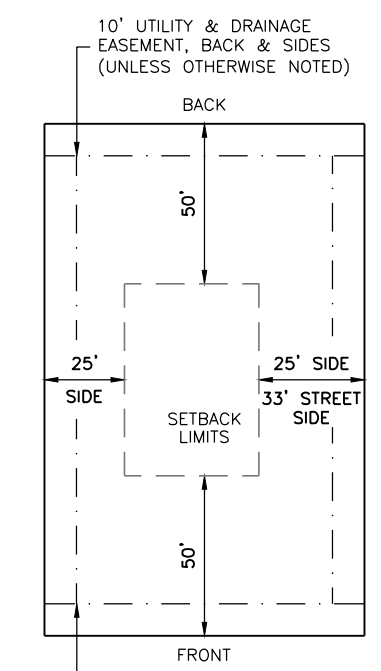
CONTRACTOR SHALL CONTACT MISSISSIPPI ONE CALL SYSTEM TO LOCATE AND MARK ALL UNDERGROUND UTILITIES BEFORE ANY EXCAVATION IS PERFORMED ON SITE.

ALL RADIIUSES ARE MEASURED TO THE EDGE OF PAVEMENT.

DATE OF SURVEY: OCTOBER 1, 2021

BEARINGS BASED ON SURVEY GRADE GPS OBSERVATIONS TAKEN NOVEMBER 25, 2020 (GEODETIC NORTH)

THIS PROPERTY IS ZONED R-1 IN MADISON COUNTY, MS.

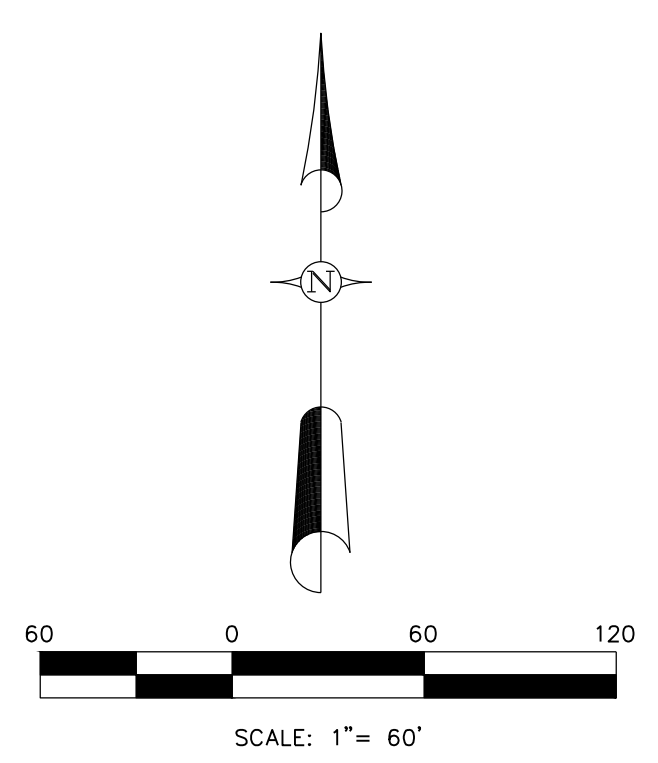


TYPICAL LOT DETAIL
 N.T.S.

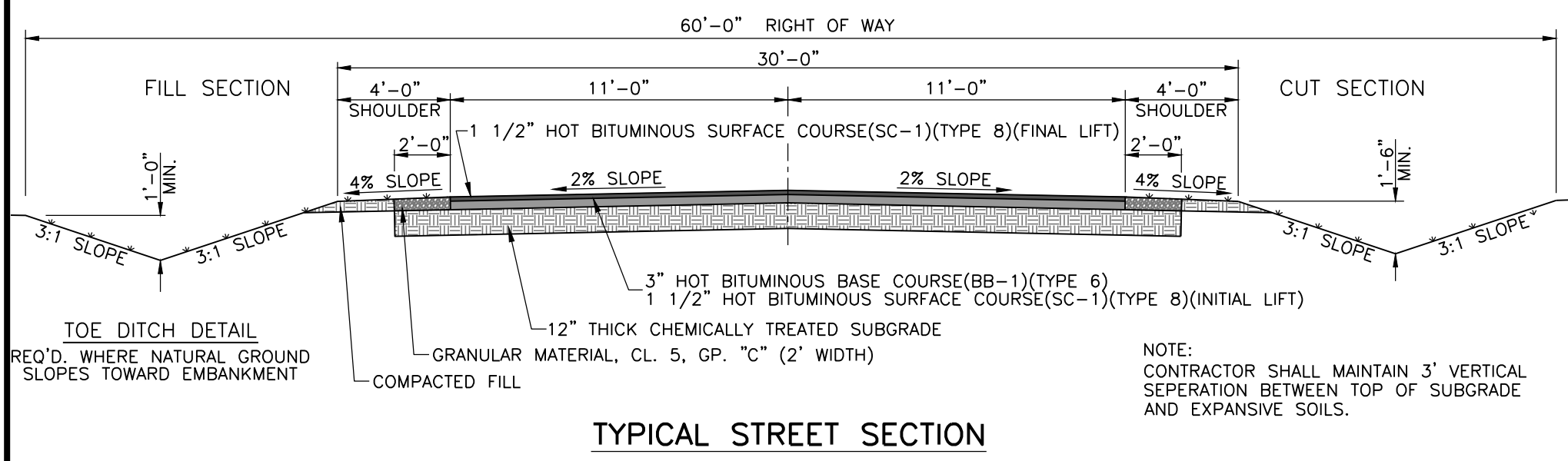
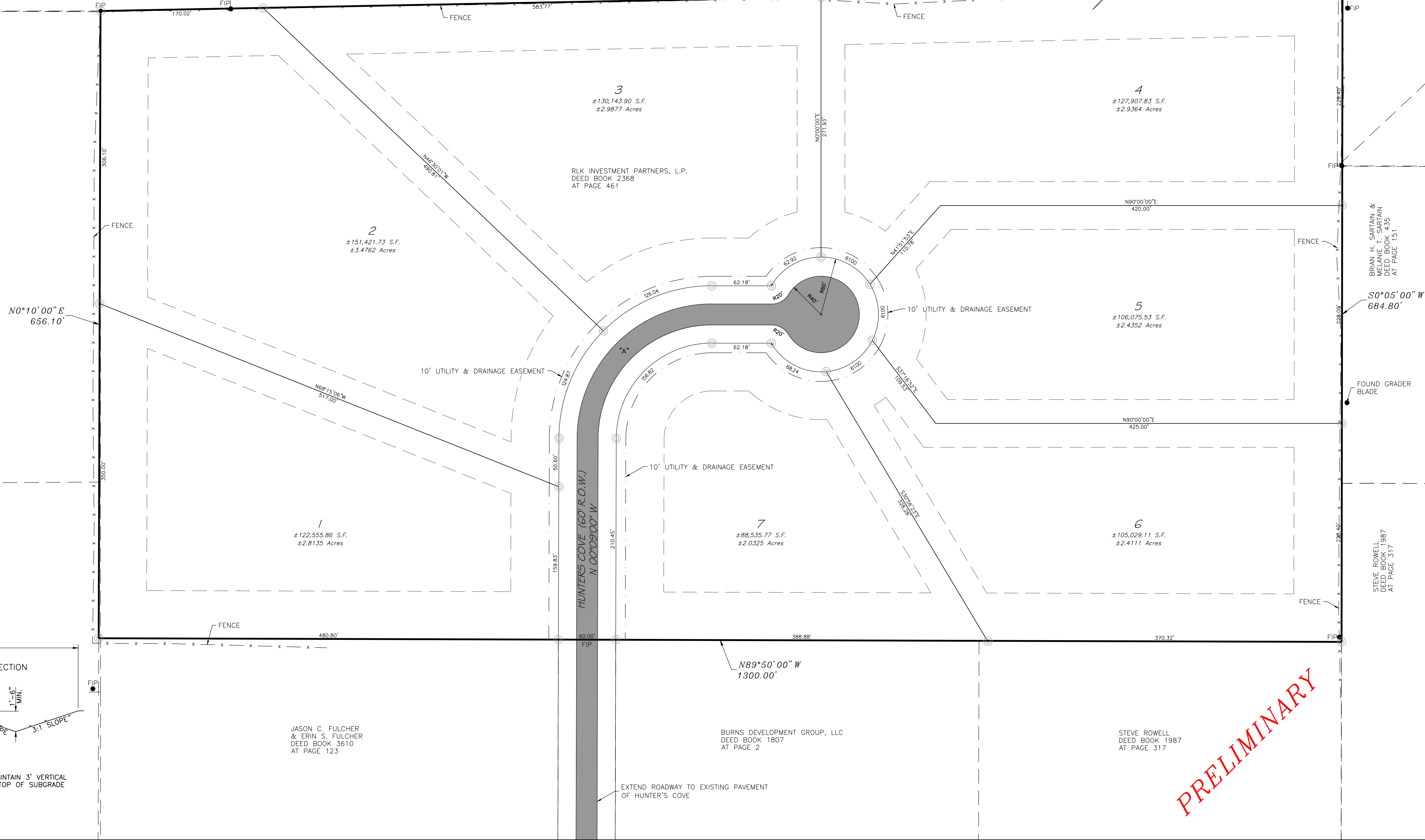
MELVIN BOULDIN
 DEED BOOK 2492
 AT PAGE 205

VERNON JACKSON
 DEED BOOK 2277
 AT PAGE 190

GREGORY BOULDIN
 DEED BOOK 2277
 AT PAGE 37



TOTAL AREA
 $\pm 20,001.0$ S.F.
 ± 0.0010 Acres



TYPICAL STREET SECTION

NOTE:
 CONTRACTOR SHALL MAINTAIN 3' VERTICAL SEPARATION BETWEEN TOP OF SUBGRADE AND EXPANSIVE SOILS.

JASON C. FULCHER & ERIN S. FULCHER
 DEED BOOK 3610
 AT PAGE 123

BURNS DEVELOPMENT GROUP, LLC
 DEED BOOK 1807
 AT PAGE 2

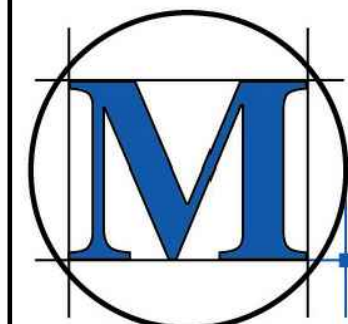
STEVE ROWELL
 DEED BOOK 1987
 AT PAGE 317

PRELIMINARY

Revisions				
#	Date	Nature	By	App'd.

Project No.	M-2916	Designed By	R.C.M.
Date	10/15/2021	Drawn By	K.S.P.
Scale	SEE ABOVE	Checked By	R.C.M.

SAWYER'S RIDGE
 MADISON COUNTY, MISSISSIPPI



M*MASTER & ASSOCIATES, INC.
 CIVIL ENGINEERS & LAND SURVEYORS

212 WATERFORD SQUARE
 SUITE 300
 MADISON, MS 39110
 601.605.1090

NOT FOR CONSTRUCTION

PRELIMINARY PLAT
1