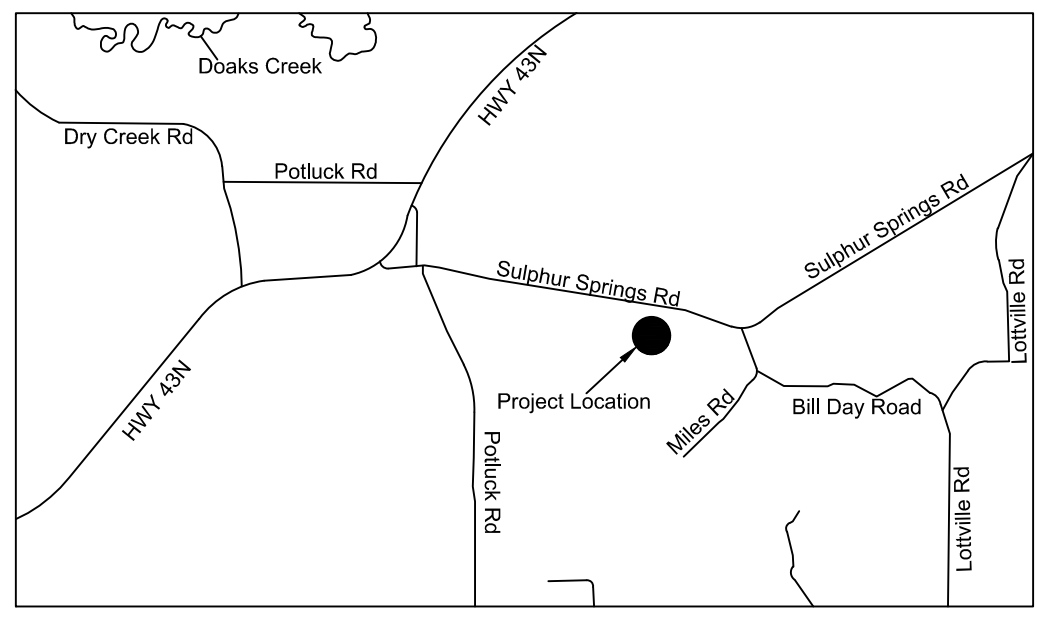


Lakes at Sulphur Springs, Phase 1
 Section 23
 Section 26

POB- FND 1/2" 2646.14 feet East of the NW Cor. of Sec. 26, T10N, R4E, Madison County, MS.

E. P. Hill (Estate)
 DB 17 PG 567



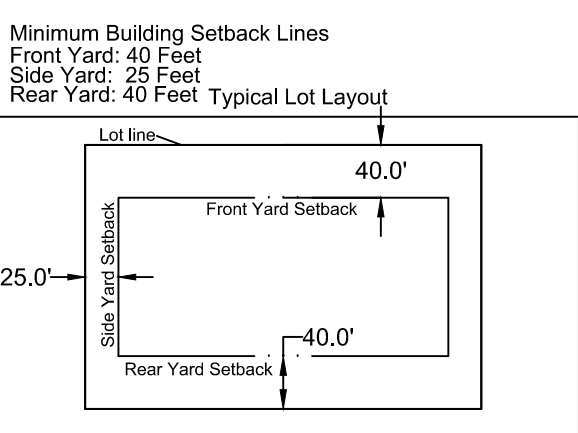
Lakes at Sulphur Springs, Phase 2
 Developer: Joe Wall
 304 Trace Harbor Road
 Madison MS, 39110

- LEGEND**
- POC POINT OF COMMENCEMENT
 - POB POINT OF BEGINNING
 - SET IRON PIN 1/2" X 18" REBAR
 - SET IRON PIN 1/2" X 18"
 - FOUND IRON PIN
 - PROPERTY CORNER - NO PIN SET
 - FENCE
 - FOC FIBER OPTIC CABLE
 - OHP OVER HEAD POWER LINE
- BEARINGS BASED OFF OF RTK-GPS OBSERVATIONS
 TOPCON HIPER VR'S USING EARL DUDLEY INET.

I certify that the information shown on this plat is thorough and accurate to the best of my knowledge.

J. Wayne Morrison, P.E., P.L.S.
 June 20, 2022
 Revision Date: September 27, 2022

- Notes:**
1. This subdivision lies within the limits established for zone "x" (no shading) according to firm map number 28089c0375f, effective March 17, 2010.
 2. Area = 40.16 acres +/-
 3. 1/2" x 18" rebar placed at all corners of the subdivision.
 4. Date of field survey: 09-21-22
 5. Date of plat preparation 09-27-22



WILLIAMS, CLARK & MORRISON, INC. CONSULTING ENGINEERS (662) 746-1863 FAX (662) 716-7393 P.O. BOX 567 213 SOUTH MAIN STREET YAZOO CITY, MISSISSIPPI		100 0 100 1" = 100' Bearings by GPS - RTK Observation Class "B" Survey Date of Field Survey: 09/21/22	Lakes at Sulphur Springs, Phase 2 MADISON COUNTY, MISSISSIPPI Part of Section 26, T-10-N, R-4-E Madison Co., MS
		DRAWN: BAR CHECKED: JWM	DATE: 06-15-22 REV: 06-20-22 06-30-22 09-27-22

Lakes at Sulphur Springs, Phase 2
Situating in the Northeast Quarter of Section 26, Township
10 North, Range 4 East, Madison County, Mississippi.

Surveyed & Mapped
By
Williams, Clark, and Morrison
Civil Engineers & Land Surveyors
213 South Main Street
Yazoo City, Mississippi 39194
Ph:662-746-1863
Field Work Completed 09/21/22

SURVEYOR'S CERTIFICATE

I, J. Wayne Morrison, Professional Land Surveyor, do hereby certify that at the request of the Owner, being shown and named under the Owner's Certificate hereon, have subdivided and plated the following described land being situated in the Northeast Quarter of Section 26, Township 10 North, Range 4 East, Madison County, Mississippi, and being more particularly described by metes and bounds as follows, to wit:

Beginning at a found 1/2" rebar which is 2646.14 feet East of the Northwest corner of Section 26, Township 10 North, Range 4 East, Madison County, Mississippi, said point being at the Northwest corner of Lot 1;

Thence run along the North line of said Section 26 for the following 3 calls:

South 89 degrees 46 minutes 52 seconds East, along the North line of said Lot 1, for a distance of 571.33 feet to a found buggy axle at the Northeast corner of said Lot 1;

South 89 degrees 46 minutes 53 seconds East for a distance of 40.11 feet to a set 1/2" rebar at the Northwest corner of Lot 6;

South 89 degrees 46 minutes 53 seconds East, along the North line of said Lot 6, for a distance of 713.79 feet to a found 1/2" rebar at a fence corner, said point being the Northeast corner of said Lot 6;

Leaving said Section line run thence South 00 degrees 03 minutes 30 seconds West, along the East line of said Lot 6 and along a fence, for a distance of 439.72 feet to a set 1/2" rebar at the Northeast corner of Lot 5;

Thence run South 00 degrees 03 minutes 30 seconds West, along the East line of said Lot 5 and along a fence, for a distance of 439.71 feet to a set 1/2" rebar at the Northeast corner of Lot 4;

Thence run South 00 degrees 03 minutes 30 seconds West, along the East line of said Lot 4, and along a fence, for a distance of 439.71 feet to a found concrete monument at the Southeast corner of said Lot 4;

Thence run North 89 degrees 59 minutes 53 seconds West, along the South line of said Lot 4, for a distance of 771.55 feet to a set 1/2" rebar at the Southeast corner of said Lot 3;

Thence run North 89 degrees 59 minutes 53 seconds West, along the South line of said Lot 3, for a distance of 550.91 feet to a found 1/2" rebar on a fence at the Southwest corner of said Lot 3;

Thence run North 00 degrees 03 minutes 39 seconds West, along the West line of said Lot 3 and along a fence, for a distance of 441.41 feet to a set 1/2" rebar at the Southwest corner of Lot 2;

Thence run North 00 degrees 03 minutes 39 seconds West, along the West line of said Lot 2 and along a fence, for a distance of 441.41 feet to a set 1/2" rebar at the Southwest corner of Lot 1;

Thence run North 00 degrees 03 minutes 39 seconds West, along the West line of said Lot 1 and along a fence, for a distance of 441.33 feet back to the POINT OF BEGINNING;

This tract contains 40.16 acres, more or less, located in the Northeast quarter of Section 26, Township 10 North, Range 4 East, Madison County, Mississippi;

This tract also being the same property conveyed to Joe and Regina Wall recorded in Deed Book 3453 in Page 470 in the Office of Chancery Clerk, Madison County, Mississippi;

The referenced meridian for the above described tract of land is Grid North based off of Earl Dudley Inet GPS.

WITNESS MY SIGNATURE this the 27th day of September, 2022.

J. Wayne Morrison
Professional Land Surveyor
Mississippi P.L.S No. 2574

ACKNOWLEDGMENT

STATE OF MISSISSIPPI
COUNTY OF MADISON

Personally appeared before me, the undersigned officer in and for the jurisdiction, the owners of the herin described property, and J. Wayne Morrison, Civil Engineer, each of who acknowledged that they signed and delivered this plat and the certificated thereon as their own acts for the purposes therein stated on the dated therein set forth.

Ronny Lott, Chancery Clerk
Madison County, Mississippi

OWNER'S CERTIFICATE

I the undersigned do hereby certify that I am the owner and party in interest of the land described in the foregoing certificate of J. Wayne Morrison, P.E., P.L.S. and have caused the same to be platted as shown hereon.

Witness my signature, this the ____ day of _____, 2022

Blake Thomas

APPROVAL OF THE BOARD OF SUPERVISORS
STATE OF MISSISSIPPI
COUNTY OF MADISON

I hereby certify that this is a true copy and that this plat was approved by the Board of Supervisors in the session on the ____ day of _____, 2022.

Paul Griffin
President, Board of Supervisors

Attest:

Ronny Lott, Chancery Clerk
Madison County, Mississippi

CERTIFICATE OF FILING AND RECORDATION
STATE OF MISSISSIPPI
COUNTY OF MADISON

I, Ronny Lott, Clerk of the Chancery Court in and for said county and state, do hereby certify that this final plat of Cedar Point Subdivision, was filed for record in my office on this the ____ day of ____, 2022 and was duly recorded on Platslide _____.

Ronny Lott
Chancery Clerk
Madison County, Mississippi

COUNTY ENGINEER'S RECOMMENDATION

STATE OF MISSISSIPPI
COUNTY OF MADISON

I have examined this plat and find that it conforms to all conditions set forth on the preliminary plat as approved by the Board of Supervisors and thus recommend final approval.

Tim Bryan, P.E.
Madison County Engineer

CERTIFICATE OF COMPARISON
STATE OF MISSISSIPPI
COUNTY OF MADISON

This is to certify that I, Ronny Lott, Chancery Clerk, in and for the County and State, and I, J. Wayne Morrison, a Mississippi Registered Professional Engineer and Land Surveyor do hereby certify that we have carefully compared this plat of Lakes at Sulphur Springs, Phase 2, with the original thereof, as made by the said surveyor and find it to be a true and correct copy of said map of plat.

Professional Land Surveyor
J. Wayne Morrison

Chancery Clerk
Ronny Lott