

Department of Engineering  
Tim Bryan, P.E., PTOE, County Engineer

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Office (601) 855-5582 FAX (601) 859-5857

**MEMORANDUM**

June 13, 2024

To: Casey Brannon, Supervisor, District I  
Trey Baxter, Supervisor, District II  
Gerald Steen, Supervisor, District III  
Karl Banks, Supervisor, District IV  
Paul Griffin, Supervisor, District V

From: Tim Bryan, P.E., PTOE  
County Engineer

Re: A Subdivision of Lot 23A, Panther Creek (An Unrecorded Subdivision)  
Final Plat

The Engineering Department recommends approval of the final plat of a Subdivision of Lot 23A, Panther Creek (An Unrecorded Subdivision). The development contains 3 lots on 18.02 acres. There is no public infrastructure associated with this development.

I, Ronnie Lott, Clerk of the Chancery Court, in and for said County and State, do hereby certify that the Final Plat of SUBDIVISION OF LOT 23A PANTHER CREEK, was filed for record in my office on this the \_\_\_\_\_ day of \_\_\_\_\_, 2024, and was duly recorded in Plat Cabinet \_\_\_\_\_ at Slide \_\_\_\_\_ of the records of maps and plats of land at Madison County, Mississippi.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the \_\_\_\_\_ day of \_\_\_\_\_, 2024

Ronnie Lott  
Chancery Clerk of Madison County

# FINAL PLAT

## A SUBDIVISION OF LOT 23A, PANTHER CREEK (AN UNRECORDED SUBDIVISION)

### SITUATED IN SEC 8, T-8-N, R-2-E, MADISON COUNTY, MS

\* \* \* \* \*

PERSONALLY, appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named Roger T. Ellison, Registered Land Surveyor, who acknowledged to me that he signed and delivered this plat and certificate thereon as his act and deed on the date and in the year therein mentioned.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

My Commission Expires: \_\_\_\_\_

Notary Public

### GRAPHIC SCALE



( IN FEET )  
1 inch = 100 ft.

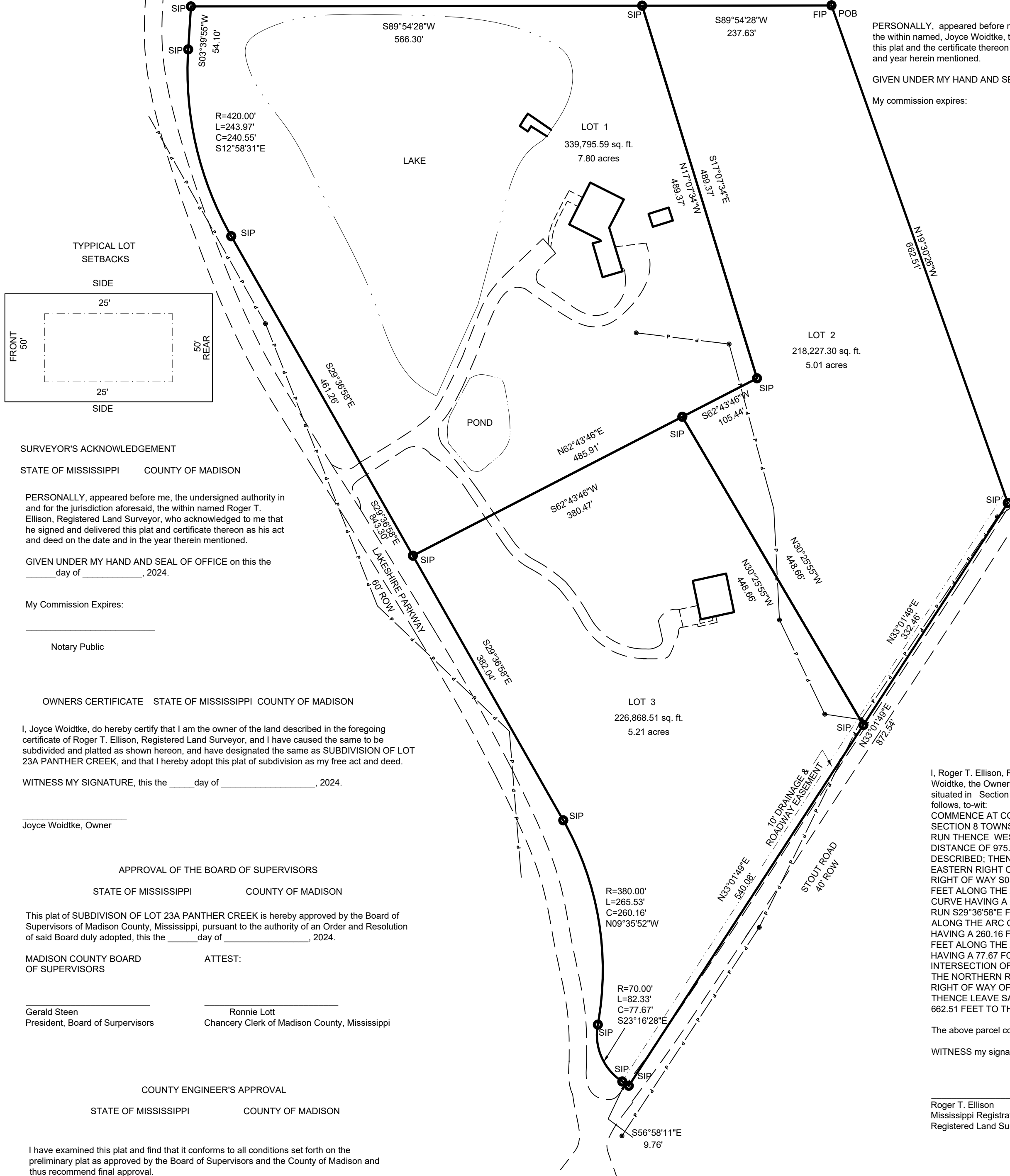
### OWNERS ACKNOWLEDGEMENT STATE OF MISSISSIPPI COUNTY OF MADISON

PERSONALLY, appeared before me, the undersigned authority in and for the said County and State, the within named, Joyce Woidtke, the Owner, who acknowledged to me that he signed and delivered this plat and the certificate thereon as his own act and deed after being authorized to do so on the date and year herein mentioned.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the \_\_\_\_\_ day of \_\_\_\_\_, 2021.

My commission expires: \_\_\_\_\_

Notary Public



### SURVEYOR'S ACKNOWLEDGEMENT

STATE OF MISSISSIPPI COUNTY OF MADISON

PERSONALLY, appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named Roger T. Ellison, Registered Land Surveyor, who acknowledged to me that he signed and delivered this plat and certificate thereon as his act and deed on the date and in the year therein mentioned.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

My Commission Expires: \_\_\_\_\_

Notary Public

### OWNERS CERTIFICATE STATE OF MISSISSIPPI COUNTY OF MADISON

I, Joyce Woidtke, do hereby certify that I am the owner of the land described in the foregoing certificate of Roger T. Ellison, Registered Land Surveyor, and I have caused the same to be subdivided and platted as shown hereon, and have designated the same as SUBDIVISION OF LOT 23A PANTHER CREEK, and that I hereby adopt this plat of subdivision as my free act and deed.

WITNESS MY SIGNATURE, this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Joyce Woidtke, Owner

### APPROVAL OF THE BOARD OF SUPERVISORS

STATE OF MISSISSIPPI COUNTY OF MADISON

This plat of SUBDIVISION OF LOT 23A PANTHER CREEK is hereby approved by the Board of Supervisors of Madison County, Mississippi, pursuant to the authority of an Order and Resolution of said Board duly adopted, this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

MADISON COUNTY BOARD OF SUPERVISORS ATTEST:

Gerald Steen  
President, Board of Supervisors

Ronnie Lott  
Chancery Clerk of Madison County, Mississippi

### COUNTY ENGINEER'S APPROVAL

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 the County of Madison and thus recommend final approval.

Tim Bryan, P.E.  
County Engineer

### CERTIFICATE OF COMPARISON

STATE OF MISSISSIPPI COUNTY OF MADISON

We, Ronnie Lott, Chancery Clerk, in and for said County and State and Roger T. Ellison, Registered Land Surveyor, do hereby certify that we have carefully compared this plat of SUBDIVISION OF LOT 23A PANTHER CREEK with the original thereof, as made by the said Roger T. Ellison, Registered Land Surveyor, and find it to be a true and correct copy of said map or plat.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Ronnie Lott  
Chancery Clerk

Roger T. Ellison  
Mississippi Registration No. 2710  
Registered Land Surveyor

### GENERAL NOTES:

THIS IS A CLASS "B" SURVEY ACCORDING TO THE "STANDARDS OF PRACTICE FOR SURVEYING" IN THE STATE OF MISSISSIPPI, ESTABLISHED BY THE AUTHORITY OF SECTION 73-13-15(f), MISSISSIPPI CODE OF 1972 AS AMENDED.

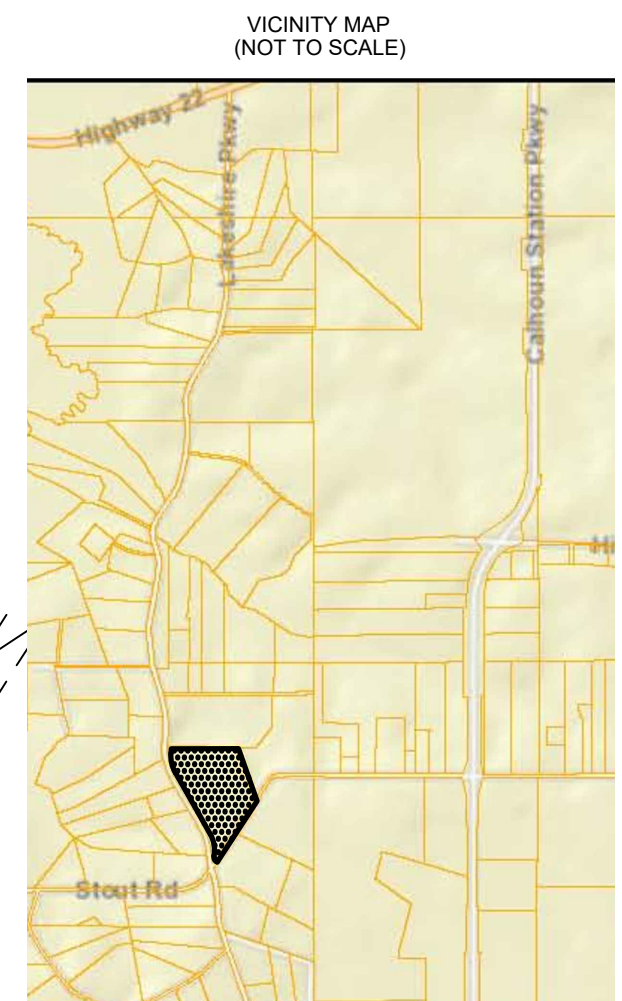
ONLY VISIBLE UTILITIES ARE SHOWN ON THIS PLAT.

REFERENCE MERIDIAN - REFERENCED TO THE EAST LINE OF LAKESHIRE PARKWAY (PER FOUND MONUMENTS).

○ INDICATES 1/2" X 18" FERROUS METAL ROD @ ALL PROPERTY CORNERS. ○ INDICATES REFERENCE MONUMENTS.

THIS PROPERTY IS ZONED R-1.

DRAWN BY: DME	SURVEY DATE: 05/25/24	SURVEY CLASS: B
CHECKED BY: RTE	PLAT :05/29/24 REV. :06/05/24 REV. :06/17/24	JOB #: 440-01-24



I, Roger T. Ellison, Registered Land Surveyor, do hereby certify that at the request of Joyce Woidtke, the Owner, I have subdivided and platted the following described land being situated in Section 8, Township 8 North, Range 2 East, Madison County, Mississippi, as follows, to-wit:  
COMMENCE AT CONCRETE MONUMENT MARKING THE NORTHEAST CORNER OF SECTION 8 TOWNSHIP 8 NORTH, RANGE 2 EAST, MADISON COUNTY, MISSISSIPPI; RUN THENCE WEST FOR A DISTANCE OF 909.75 FEET; THENCE RUN SOUTH FOR A DISTANCE OF 975.30 FEET TO THE POINT OF BEGINNING FOR THE PARCEL HEREIN DESCRIBED; THENCE RUN S89°54'28"W FOR A DISTANCE OF 803.93 FEET TO THE EASTERN RIGHT OF WAY OF LAKESHIRE PARKWAY; THENCE RUN ALONG SAID RIGHT OF WAY S03°39'55"W FOR A DISTANCE OF 54.10 FEET; THENCE RUN 243.97 FEET ALONG THE ARC OF A 420.00 FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A 240.55 FOOT CHORD AND A BEARING OF S12°58'31"E; THENCE RUN S29°36'58"E FOR A DISTANCE OF 843.30 FEET; THENCE RUN 265.53 FEET ALONG THE ARC OF A 380.00 FOOT RADIUS CURVE TO THE RIGHT, SAID CURVE HAVING A 260.16 FOOT CHORD AND BEARING OF S09°35'52"E; THENCE RUN 82.33 FEET ALONG THE ARC OF A 70.00 FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A 77.67 FOOT CHORD AND A BEARING OF S23°16'28"E, TO THE INTERSECTION OF THE EASTERN RIGHT OF WAY OF LAKESHIRE PARKWAY AND THE NORTHERN RIGHT OF WAY OF STOUT ROAD; THENCE RUN ALONG SAID RIGHT OF WAY OF STOUT ROAD N33°01'49"E FOR A DISTANCE OF 872.55 FEET; THENCE LEAVE SAID RIGHT OF WAY AND RUN N19°30'26"W FOR A DISTANCE OF 662.51 FEET TO THE POINT OF BEGINNING.

The above parcel contains 18.02 acres (784,891.40 square feet), more or less.

WITNESS my signature, this the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

Roger T. Ellison  
Mississippi Registration No. 2710  
Registered Land Surveyor



AFFORDABLE SURVEYING SOLUTIONS, INC.

452 HOLLY HEDGE DRIVE  
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