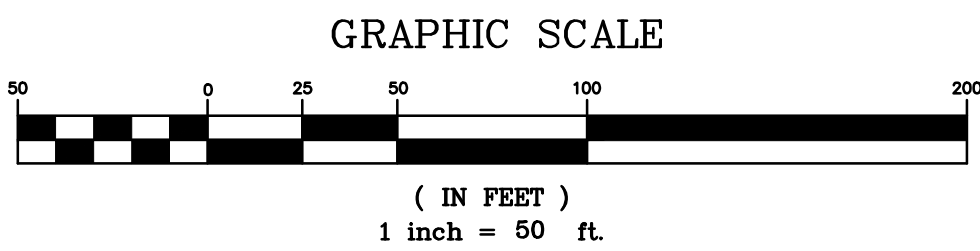


LEGEND



DESCRIPTION

BEING A SURVEY OF THE PARK INVESTMENTS PARTNERS PROPERTY OF RECORD IN BOOK 591 PAGE 211 AT THE MADISON COUNTY REGISTERS OFFICE AND LOCATED IN JACKSON, MADISON COUNTY, TENNESSEE AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A FOUND 1/2" IRON PIN AT THE INTERSECTION OF THE EAST LINE OF THE SOUTHERN RAILWAY (100' WIDE ROW) WITH THE SOUTH LINE OF NORTH PARKWAY (RIGHT OF WAY VARIES), SAID POINT HAVING A TENNESSEE STATE PLANE COORDINATE VALUE OF NORTING 490426.05 AND EASTING OF 1139452.11;

THENCE N82°14'11"E ALONG SAID SOUTH LINE OF NORTH PARKWAY A DISTANCE OF 421.06 FEET TO A FOUND 1/2" IRON PIN AT AN ANGLE POINT;

THENCE S80°24'50"E ALONG SAID SOUTH LINE A DISTANCE OF 186.38 FEET TO A FOUND 1/2" IRON PIN ON THE WEST LINE OF PARK RIDGE DRIVE, SAID POINT ALSO BEING THE WEST LINE OF AN INGRESS/EGRESS EASEMENT AS DESCRIBED IN BOOK 591 PAGE 211 (EXHIBIT B);

THENCE S41°9'52"W ALONG SAID WEST LINE A DISTANCE OF 188.32 FEET TO A FOUND 1/2" IRON PIN AT THE BEGINNING OF A CURVE TO THE RIGHT;

THENCE SOUTHWESTWARDLY ALONG THE ARC OF SAID CURVE HAVING A RADIUS OF 62.00 FEET, AN ARC LENGTH OF 92.71 FEET AND A CHORD OF 84.31 FEET (S47°10'07"W) TO A FOUND 1/2" IRON PIN AT THE POINT OF TANGENCY;

THENCE N89°59'37"W A DISTANCE OF 231.74 FEET TO A FOUND 1/2" IRON PIN;

THENCE SOUTHWESTWARDLY ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 75.00 FEET, AN ARC LENGTH OF 302.77 FEET AND A CHORD OF 135.22 FEET (S44°53'19"W) TO A FOUND 1/2" IRON PIN ON THE WEST LINE OF THE PARK RIDGE ATHENS LLC PROPERTY (BOOK 753 PAGE 1569);

THENCE S19°14'32"W ALONG SAID WEST LINE A DISTANCE OF 1070.56 FEET TO A FOUND 1/2" IRON PIN ON THE NORTH LINE OF THE JACKSON LLC PROPERTY (BOOK 646 PAGE 832);

THENCE N86°15'07"W ALONG SAID NORTH LINE A DISTANCE OF 301.49 FEET TO A FOUND 1/2" IRON PIN ON THE EAST LINE OF THE SOUTHERN RAILWAY 100 FOOT WIDE ROW;

THENCE N19°14'32"E ALONG SAID EAST LINE A DISTANCE OF 1383.36 FEET TO THE POINT OF BEGINNING.

CONTAINING 11.1008 ACRES MORE OR LESS.

FLOOD NOTE

THIS PROPERTY IS NOT LOCATED WITHIN AN AREA DESIGNATED AS A "SPECIAL FLOOD HAZARD AREA" AS SHOWN ON F.E.M.A. FLOOD INSURANCE RATE MAP NUMBER 47157C0145F DATED SEPTEMBER 28, 2007.

CERTIFICATION

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2016 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 5, 7A, 7B1, 7C, 8, 9, 11, 12, 13, 16, 17, AND 19 OF TABLE A THEREOF.

THE FIELD WORK WAS COMPLETED ON

ETI CORPORATION

CHRISTOPHER E. PERRY RLS#2021

THIS SURVEY WAS PERFORMED USING DUAL FREQUENCY LEICA 1200 SYSTEM GPS EQUIPMENT (BASE AND ROVER) IN REAL TIME KINEMATICS CONNECTED TO THE NGS REFERENCE NETWORK. THE GPS SYSTEM HAS A RELATIVE POSITIONAL ACCURACY OF 10mm HORIZONTAL AND 15mm VERTICAL.

UTILITY NOTE

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM ITEMS VISIBLE ON THE SURFACE AND EXISTING DRAWINGS MADE AVAILABLE AT THE TIME OF THE SURVEY. THERE ARE NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED OR THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THE SURVEYOR DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM SURFACE INDICATIONS ON SITE AND BASED ON RECORD INFORMATION PROVIDED TO THE SURVEYOR AT THE TIME OF THE SURVEY.

THE SURVEY WAS PREPARED WITHOUT BENEFIT OF AN ABSTRACT OF TITLE OR TITLE COMMITMENT. THE SURVEYOR ASSUMES NO LIABILITY FOR LOSSES RELATING TO MATTERS WHICH MIGHT BE DISCOVERED BY AN ABSTRACT OR TITLE COMMITMENT OF THE PROPERTY.

DEEDS, EASEMENTS AND PLATS WERE NOT PROVIDED TO ETI CORPORATION AND WE DO NOT GUARANTEE OR WARRANT AS TO ACCURACY OR COMPLETENESS OF THIS SURVEY.

THERE MAY BE UNDERGROUND OR NON VISIBLE UTILITIES, DRAINAGE AND SEWER LINES ACROSS THIS PROPERTY THAT ARE NOT SHOWN. LOCAL UTILITY COMPANIES SHOULD BE CONTACTED FOR MORE INFORMATION ON UNDERGROUND UTILITIES. NO SUBSURFACE OR ENVIRONMENTAL CONDITIONS WERE EXAMINED AS PART OF THIS SURVEY.

ALTA/NSPS LAND TITLE SURVEY OF

11.1008 ACRES
PARK INVESTMENTS PARTNERS, LLC PROPERTY
(BOOK 591 PAGE 211)

PREPARED FOR: LEWIS THOMASON – MARTY REGAN

PREPARED BY: ETI CORPORATION

ENGINEERING • SURVEYING • LAND PLANNING • LANDSCAPE ARCHITECTURE



1755 LYNFIELD ROAD, SUITE 100 MEMPHIS, TENNESSEE 38119 (901)758-0400

SCALE:
1"=50'

DATE:

LOCATED IN
JACKSON
TENNESSEE

DRAWN BY: C.P.

DRAWING NUMBER:
20033.DWG