



CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	136.45'	1238.56'	670.93°	N 52°22'53" W	136.39'
C2	91.38'	1100.51'	445.27°	S 77°56'11" W	91.35'
C3	98.06'	203.85'	27°33'44"	S 85°57'56" W	97.12'
C4	58.39'	1100.51'	332.22°	S 74°42'16" W	58.39'
C5	269.15'	939.88'	16°24'28"	N 88°27'25" W	268.23'
C6	119.21'	425.12'	16°04'01"	S 69°26'33" W	118.82'
C7	96.14'	939.88'	5°51'43"	S 89°24'22" W	96.14'
C8	99.80'	647.87'	84°42'34"	S 65°48'20" W	99.70'
C9	106.74'	179.45'	34°04'46"	S 58°54'46" W	105.17'
C10	117.54'	387.20'	172°11'56"	S 78°02'29" W	117.09'
C11	65.52'	190.68'	19°41'15"	S 78°40'53" W	65.20'
C12	99.96'	1512.10'	347.16°	S 86°37'53" W	99.95'
C13	217.66'	190.68'	65°24'10"	S 38°08'11" W	208.03'
C14	87.98'	143.45'	35°08'15"	S 18°39'12" W	86.60'
C15	200.38'	289.07'	14°39'55"	S 74°03'08" W	199.80'
C16	114.59'	143.45'	44°31'16"	S 58°33'56" W	109.07'

Pauline Kelly Property
Deed Book 139, Page 97

LINE	BEARING	DISTANCE
L1	N 52°19'49" W	91.82'
L2	S 76°51'59" E	16.83'
L3	N 32°12'36" E	13.75'
L4	S 82°04'41" E	28.87'
L5	N 83°12'22" E	30.07'
L6	N 83°43'50" E	16.48'
L7	S 87°56'58" E	22.43'
L8	N 82°50'43" E	107.35'
L9	S 81°18'38" E	97.93'
L10	N 36°54'56" E	35.21'
L11	S 88°10'11" E	95.33'
L12	N 80°15'12" W	114.49'
L13	S 82°11'04" W	13.67'
L14	N 76°55'45" E	39.03'
L15	N 16°08'13" W	26.30'
L16	S 89°19'15" E	46.90'
L17	N 49°19'22" E	27.35'
L18	N 01°22'48" E	36.18'
L19	N 01°22'48" E	21.80'
L20	S 75°19'19" E	45.06'
L21	N 83°28'16" E	29.49'
L22	S 81°54'09" E	66.16'
L23	N 80°15'19" W	40.43'
L24	S 84°03'20" E	39.73'
L25	N 48°41'02" E	17.03'
L26	S 60°16'58" E	47.34'
L27	N 74°33'58" E	61.44'
L28	S 84°17'05" E	86.09'
L29	S 61°24'53" W	9.98'
L30	S 71°28'04" W	44.83'
L31	N 12°09'33" E	91.74'
L32	S 78°32'55" E	118.30'
L33	S 70°14'08" W	78.77'
L34	S 61°24'53" W	115.24'
L35	S 84°45'54" E	26.83'
L36	S 80°12'00" E	22.16'
L37	S 41°32'23" W	116.34'
L38	S 70°14'08" W	88.28'
L39	N 35°45'55" E	62.95'
L40	N 74°43'01" E	63.67'
L41	S 89°51'54" E	39.14'
L42	N 58°59'20" E	45.04'
L43	N 82°12'30" E	84.97'
L44	N 90°50'00" E	52.39'
L45	S 84°44'19" W	96.11'
L46	N 57°52'19" E	63.54'
L47	N 34°15'41" E	40.44'
L48	N 13°18'20" E	37.48'
L49	N 32°03'01" E	38.71'
L50	N 52°13'18" E	42.33'
L51	N 70°09'51" E	123.77'
L52	S 88°31'31" W	129.78'
L53	N 51°47'45" E	73.49'
L54	N 05°13'34" E	71.35'
L55	N 51°55'39" E	81.76'
L56	N 64°47'02" E	37.43'
L57	S 03°28'08" W	81.93'
L58	N 28°12'46" E	67.31'
L59	N 43°17'13" E	104.30'
L60	N 33°08'10" E	56.98'
L61	N 47°52'43" E	50.04'
L62	S 01°05'05" W	128.62'
L63	N 65°44'01" E	72.16'
L64	N 73°10'13" E	77.65'
L65	N 67°06'01" E	75.87'
L66	N 69°06'58" E	79.10'
L67	S 88°44'23" E	55.74'
L68	S 92°56'00" E	22.22'

Jimmy Downs Property
Deed Book 217, Page 144

Joe Kelly et als.
Deed Book 102, Page 40

Lamon McClain Property
Deed Book 154, Page 93

St. John's Missionary Baptist
Deed Book 40, Page 229

Jimmy Downs Property
Deed Book 179, Page 149

Point of Beginning
1/2" Iron Rod Set

Helen Pruitt Property
Deed Book 139, Page 94A

1/2" Iron Rod Found
at the southeast corner of
Sec. 29, T-4-S, R-4-E
Tippah County, MS.



Professional Land Services

LAND SURVEYING - FORESTRY - MAPPING

101 NORTH MAIN
RIPLEY, MISSISSIPPI 38663
662-837-9373
clint@plsripley.com
Website: plsripley.com

JOB NO. 23102

NOTE: THIS SURVEY AND PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE
EXAMINATION AND IS BASED ON LIMITED RESEARCH BY THE SURVEYOR OR
DOCUMENTS SUPPLIED BY THE CLIENT OR OWNER.

ALL IRON RODS SET ARE 1/2" DIAMETER REBARS UNLESS OTHERWISE NOTED.

CERTIFICATE:
I DO HEREBY CERTIFY THAT THIS SURVEY CONFORMS
TO THE STANDARDS OF PRACTICE AS SET FORTH
BY THE STATE BOARD TO A CLASS "B" SURVEY.

CLINT TIDWELL
P.L.S. NO. 2832

SURVEY PLAT FOR:

LAND GROUP LLC
LAND GROUP, LLC PROPERTY
INSTRUMENT 2023000758

LOCATED IN THE WEST HALF OF SECTION 28
AND THE EAST HALF OF SECTION 29,
TOWNSHIP 4 SOUTH, RANGE 4 EAST
TIPPAH COUNTY, MISSISSIPPI

MAY 23, 2023

0 200 400 600
scale feet