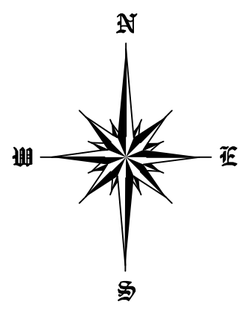
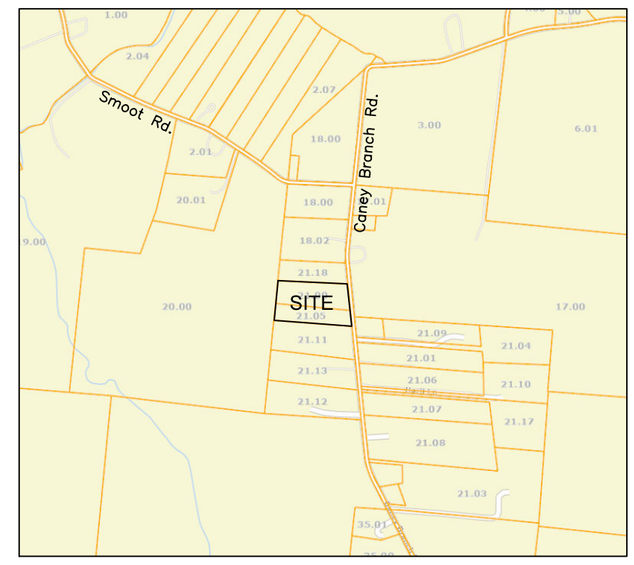


COMPASS NORTH



VICINITY MAP NOT TO SCALE

Johnny Duncan
Caney Branch Rd.
Parcel 083 021.18
DB 654 588

S 87°16'20" E
630.75'

Gordon & Janette Griffith
2758 Smoot Rd.
Parcel 083 020.00
DB 292 447

N 06°35'16" E
222.09'

James T. Harrell
1315 Caney Branch Rd.
Parcel 083 021.00
DB 654 586

3.41 Acres
148,690 Sq. Feet

HOUSE

WELL

BARN

S 06°47'06" E
234.05'

Caney Branch Road (34' R.O.W.)

S 86°29'54" E
684.44'

James T. Harrell
Caney Branch Rd.
Parcel 083 021.05
DB 279 328

N 06°39'35" E
120.43'

1.91 Acres
83,098 Sq. Feet

S 05°09'22" E
119.63'

N 86°39'30" W
709.09'

John & Debra Kennedy
1239 Caney Branch Rd.
Parcel 083 021.11
DB 622 46

LEGEND

These standard symbols will be found in the drawing.

IRON PIN FOUND	PK NAIL
IRON PIN SET (2427)	FENCE POST
DEED POINT	PWR/LGT POLE
	PROPERTY LINE
	ROAD - CTR LINE
	ROAD R.O.W.
OHP	POWER LINE
	BUILDING

0 50 100 150

I HEREBY CERTIFY THIS IS A CATEGORY II SURVEY AND THE RATIO OF PRECISION FOR THE UNADJUSTED SURVEY IS GREATER THAN 1:15,000 AS SHOWN HEREON.

FLOOD INSURANCE NOTE:
By graphics plotting only, this property is in **ZONE X** of the Flood Insurance Rate Map, Community Panel No. **47177C0115D** effective date of 9/26/2008. Exact designations can only be determined by an Elevation Certificate. Based on the above information, this property is not in a Special Flood Hazard Area.

GENERAL NOTES:

1. THIS PARCEL IS SUBJECT TO ANY AND ALL RIGHTS-OF-WAY AND EASEMENTS AS SHOWN OR ANY OTHER RIGHTS-OF-WAY AND EASEMENTS OR RESTRICTIONS EITHER RECORDED OR BY PRESCRIPTION THAT A TITLE SEARCH MAY REVEAL.
2. THIS SURVEY HAS BEEN MADE USING THE LATEST RECORDED DEEDS AND THERE ARE NO ENCROACHMENTS OR PROJECTIONS OTHER THAN THOSE SHOWN HEREON. THIS SURVEY IS SUBJECT TO THE FINDINGS OF A TITLE REPORT. THIS PARCEL IS SUBJECT TO ALL RESTRICTIONS, COVENANTS, AND EASEMENTS APPLICABLE.

Doyle Elkins
Professional Land Surveyor
Registered in TN

520 W Lytle St Suite B
Murfreesboro, TN 37130
Phone: 615-907-8625
Cell: 931-636-2414

Elkinsdoyle@gmail.com

BOUNDARY SURVEY

JAMES HARRELL ESTATE

Map 083, Parcels 021.00 & 021.05

1315 Caney Branch Road, Morrison, TN 37355
10th Civil District of Warren County

Prepared for Johnny Duncan

DATE	SCALE	SHEET	DRAWN BY	PROJECT
6/26/2025	1" = 50'	1 OF 1	BKA	25199C