



Commence at the NE Corner of the SE 1/4 of the NW 1/4, Sec. 15, T4N, R14W, Lamar Co., MS

**Reference Materials**

- 1) Lamar County Tax Map
- 2) Previous survey by Landmark Surveying, LLC for C & C Properties, LLC dated 11/30/2015
- 3) Instructions per client
- 4) Deed Book 28-H, Page 684
- 5) Deed Book 14-K, Page 736
- 6) Deed Book 27-A, Page 282
- 7) Deed Book 24-U, Page 352

**Notes**

- 1) No record search of easements was conducted.
- 2) Survey performed without the benefit of a title opinion.
- 3) 1/2"X18" rebar with cap set at all property corners, unless noted otherwise.
- 4) Orientation is based upon GPS Observation (Geodetic North).

**Legal Descriptions**

**Parcel 1**

A parcel of land located in the SE 1/4 of the NW 1/4 of Section 15, Township 4 North, Range 14 West, Lamar County, Mississippi and being more particularly described as follows:

Commence at a found concrete monument marking the NE Corner of the said SE 1/4 of the NW 1/4; thence North 89 degrees 48 minutes 24 seconds West along the north line of the said SE 1/4 of the NW 1/4 for 818.78 feet to an iron pin found, said point also being the Point of Beginning; thence South 00 degrees 10 minutes 42 seconds West for 533.96 feet to an iron pin set; thence West for 241.89 feet to an iron pin set on the eastern right of way line of Lamar Boulevard; thence along said eastern right of way line along a curve to the left for 90.73 feet to an iron pin found, said curve having a radius of 523.77 feet, an included angle of 09 degrees 55 minutes 30 seconds and a chord of North 07 degrees 53 minutes 06 seconds East for 90.61 feet; thence North 00 degrees 06 minutes 35 seconds West along said eastern right of way line for 262.35 feet to an iron pin set; thence South 89 degrees 13 minutes 38 seconds East for 80.32 feet to an iron pin found; thence North 00 degrees 08 minutes 01 second East for 144.99 feet to an iron pin found; thence North 89 degrees 13 minutes 32 seconds West for 80.94 feet to an iron pin set on the said eastern right of way line of Lamar Boulevard; thence North 00 degrees 06 minutes 35 seconds West along said eastern right of way line for 37.63 feet to an iron pin found on the said north line of the said SE 1/4 of the NW 1/4; thence South 89 degrees 48 minutes 24 seconds East along said north line for 231.98 feet back to the Point of Beginning. Said parcel contains 2.57 acres, more or less. Bearings in above description are based upon GPS Observation of Geodetic North.

**Parcel 2**

A parcel of land located in the SE 1/4 of the NW 1/4 of Section 15, Township 4 North, Range 14 West, Lamar County, Mississippi and being more particularly described as follows:

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**Parcel 3**

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Legend	
○	Monument Set
●	Monument Found
IPF	Iron Pin Found
FCM	Found Concrete Monument
POB	Point of Beginning
ROW	Right of Way
APR	As Per Record
APS	As Per Survey
⊕	Power Pole
—P—	Overhead Electric Line

**LANDMARK SURVEYING, LLC**

P.O. Box 580 • Magee, Mississippi 39111  
Phone: (601) 849-1796 Fax: (601) 849-1797

SCALE: 1" = 100'

DATE OF SURVEY: 05/03/2022

CLASS OF SURVEY: C

SURVEY FOR:

**H. C. Clearman**

SE 1/4 OF NW 1/4  
SECTION 15, T 4 N, R 14 W,  
LAMAR COUNTY, MISSISSIPPI

BEARINGS DETERMINED BY: GPS Observation

SURVEYED BY: CM

DRAWN BY: CS

LANDRY P. ADCOCK  
LICENSED PROFESSIONAL  
LAND SURVEYOR  
PS-3055  
STATE OF MISSISSIPPI

CAD FILE: 01502215.DWG PROJECT NO. 01502215

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