

CARMAN SURVEYING
50 LINDA LANE



Course	Reading	Distance
L1	S 27.03.10° W	78.09'
L2	N 69.01.15° W	109.68'
L3	N 07.57.35° E	63.00'
L4	S 84.17.52° W	54.02'
L5	N 05.07.57° W	116.60'
L6	S 29.01.50° W	5.69'
L7	Recd: 67.5/60° Tan: 21.3/78°	Ac: 41.4/12° Ck: 35.06/3.5°
L8	Chd: N12.95.20° E	280.71'
L9	N 29.58.30° E	460.19'
L10	Recd: 51.5/60° Chd: N26.01.13° E	Ac: 1.2/6° Ck: 4.28'
L11	S 61.58.30° W	50.50'
	Tan: 20.1/87°	L= 5.68'
	Tan: 2.8/4°	Ck: 1.90/50°
Chd: S 29.01.50° W		5.69'

CHANNIE NEWBERRY

DEED BOOK 198, PAGE 194
DEED BOOK 209, PAGE 184
DEED BOOK 279, PAGE 291
MAP 43, PARCEL 44.08 P/O

28.30
AC.+-

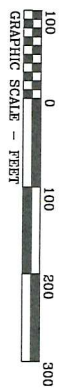
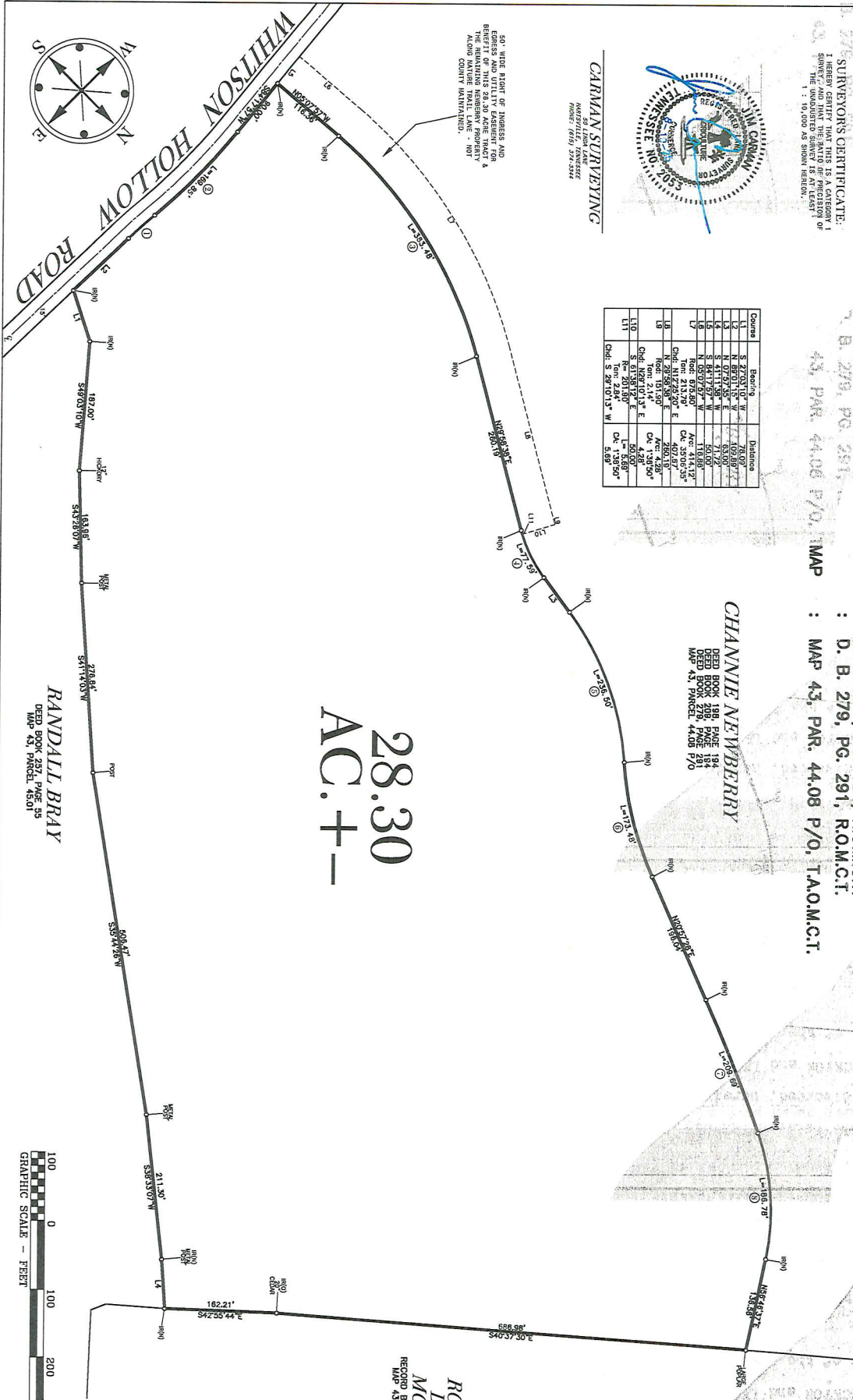
RONNIE
DALE
MORGAN

BOUNDARY SURVEY FOR

CHANNIE NEWBERRY

6TH CIVIL DISTRICT OF MACON COUNTY, TENNESSEE

SCALE :	1" = 100'
DATE :	AUGUST 19, 2025
SIZE :	28.30 AC.+-
D. B. 198, PG. 194, ROM.DEED	D. B. 198, PG. 194, ROM.C.T.
D. B. 209, PG. 194, ROM.C.T.	D. B. 209, PG. 194, ROM.C.T.
D. B. 279, PG. 291, ROM.C.T.	D. B. 279, PG. 291, ROM.C.T.
43. PAR. 44.06 P/O. MAP	MAP 43. PAR. 44.06 P/O. TAO.M.C.T.

[illegible]

CARMAN SURVEYING

50 Linda Lane

Hartsville, Tennessee 37074

Phone: 615 374 3344

Email: carmansurveying@gmail.com

CHANNIE NEWBERRY

28.30 ACRES

BEING located in the 6th Civil District, Macon County, Tennessee, on the north side of Whitson Hollow Road, and being a portion of the property of record in Deed Book 198, Page 194, Deed Book 209, Page 194 & Deed Book 279, Page 291, Register's Office, Macon County, Tennessee. See Tax Map 43, Parcel 44.08 P/O, Tax Assessor's Office, Macon County, Tennessee, and is more particularly described as follows:

BEGINNING at an iron rod in the north margin of Whitson Hollow Road, same being the southeast corner of this tract and the southwest corner of Randall Bray (DB 257, PG 55, ROMCT); thence with said margin North 89 degrees 01 minute 15 seconds West 109.89 feet to a point, same being point of curvature of a curve proceeding clockwise, having a deflection angle of 4 degrees 13 minutes 46 seconds a radius of 687.20 feet a tangent length of 25.38 feet and a chord of North 86 degrees 54 minutes 21 seconds West 50.72 feet; thence along said curve an arc length of 50.73 feet to a point, same being point of curvature of a curve proceeding counter-clockwise, having a deflection angle of 10 degrees 54 minutes 35 seconds a radius of 892.00 feet a tangent length of 85.18 feet and a chord of South 89 degrees 45 minutes 14 seconds West 169.59 feet; thence along said curve an arc length of 169.85 feet; thence South 84 degrees 17 minutes 57 seconds West 90.00 feet to an iron rod in said margin; thence leaving road with line of the remainder of the Channie Newberry property (DB 198, PG 194, DB 209, PG 194 & DB 279, PG 291, ROMCT) North 05 degrees 07 minutes 57 seconds West 116.36 feet to an iron rod, same being point of curvature of a curve proceeding clockwise, having a deflection angle of 35 degrees 06 minutes 35 seconds a radius of 625.80 feet a tangent length of 197.97 feet and a chord of North 12 degrees 25 minutes 20 seconds East 377.51 feet; thence along said curve an arc length of 383.48 feet to an iron rod; thence North 29 degrees 58 minutes 38 seconds East 260.19 feet to an iron rod, same being point of curvature of a curve proceeding counter-clockwise, having a deflection angle of 22 degrees 01 minute 03 seconds a radius of 201.90 feet a tangent length of 39.28 feet and a chord of North 18 degrees 58 minutes 06 seconds East 77.11 feet; thence

along said curve an arc length of 77.59 feet to an iron rod; thence North 07 degrees 57 minutes 35 seconds East 63.00 feet to an iron rod, same being point of curvature of a curve proceeding clockwise, having a deflection angle of 33 degrees 04 minutes 54 seconds a radius of 409.60 feet a tangent length of 121.65 feet and a chord of North 24 degrees 30 minutes 02 seconds East 233.23 feet; thence along said curve an arc length of 236.50 feet to an iron rod, same being point of curvature of a curve proceeding counter-clockwise, having a deflection angle of 20 degrees 05 minutes 01 second a radius of 494.90 feet a tangent length of 87.64 feet and a chord of North 30 degrees 59 minutes 58 seconds East 172.59 feet; thence along said curve an arc length of 173.48 feet to an iron rod; thence North 20 degrees 57 minutes 28 seconds East 196.04 feet to an iron rod, same being point of curvature of a curve proceeding clockwise, having a deflection angle of 4 degrees 32 minutes 47 seconds a radius of 2642.60 feet a tangent length of 104.90 feet and a chord of North 23 degrees 13 minutes 51 seconds East 209.63 feet; thence along said curve an arc length of 209.69 feet to an iron rod, same being point of curvature of a curve proceeding clockwise, having a deflection angle of 31 degrees 16 minutes 23 seconds a radius of 342.20 feet a tangent length of 95.78 feet and a chord of North 41 degrees 08 minutes 26 seconds East 184.47 feet; thence along said curve an arc length of 186.78 feet to an iron rod; thence North 56 degrees 46 minutes 37 seconds East 136.56 feet to a large poplar tree; thence with line of Ronnie Dale Morgan (RB 37, PG 72, ROMCT) South 40 degrees 37 minutes 30 seconds East 686.98 feet to an iron rod at a 20-inch cedar tree; thence South 42 degrees 55 minutes 44 seconds East 162.21 feet to an iron rod; thence with line of Randall Bray South 41 degrees 11 minutes 38 seconds West 71.72 feet to an iron rod at a metal post; thence South 38 degrees 33 minutes 07 seconds West 211.30 feet to a metal post; thence South 35 degrees 44 minutes 26 seconds West 506.47 feet to a post; thence South 41 degrees 14 minutes 03 seconds West 276.84 feet to a metal post; thence South 43 degrees 26 minutes 07 seconds West 163.96 feet to a 12-inch hickory tree; thence South 49 degrees 03 minutes 10 seconds West 187.00 feet to an iron rod; thence South 27 degrees 03 minutes 10 seconds West 78.09 feet to the point of beginning containing 28.30 acres more or less by survey by Jim Carman, Registered Land Surveyor, Tennessee Number 2053, address 50 Linda Lane, Hartsville, Tennessee, 37074, dated August 19, 2025.