



SITE ADDRESS

3401 Blackburn Road
Santa Fe, TN 38482

DEED REFERENCE

Being the same property conveyed to Charles L. Brumit and wife, Mary L. Brumit as recorded in Warranty Deed Book 647, Page 11; in the Register's Office for Maury County, Tennessee.

PROPERTY MAP REFERENCE

Subject Property is Tax Parcel ID: 020 044.00 as shown on Maury County Property Maps.

SITE ACREAGE INFORMATION

Total Acreage = 54.3± Acres
Total Square Ft. = 2,364,784± Sq.Ft

GENERAL NOTES:

- Bearings as shown hereon are referenced to the Tennessee Coordinate System of 1983.
- By scaled map location and graphic plotting only, this property lies within Flood Zones "X", as designated on current Federal Emergency Management Agency Map No. 471119C0020E with an effective date of 04/16/2007, which makes up a part of the National Flood Insurance Administration Report; Community No. 470123, Panel No. 0020 Suffix E, which is the current Flood Insurance Rate Map for the community in which said premises is situated. Said map defines Zone "X" under "Other Areas" as areas determined to be outside the 500-Year Flood Plain.
- A current title report has not been furnished therefore this survey is subject to the findings of an accurate & current title search.
- This map or plat and the survey on which it is based were made in accordance with the requirements of a General Property Survey and conforms to the accuracy of a Category I Survey as currently defined and adopted by the Tennessee State Board of Examiners for Land Surveyors and the ratio of precision of the unadjusted survey is less than 1:10,000.
- All Plat and Deed recordation references shown hereon are as recorded in the Register's Office for Maury County, Tennessee.
- This survey is for the sole benefit of: The Charles Brumit Family and may not be used or reproduced without the surveyors express written permission
- This survey does not address the ownership of existing fences.

Wanda Fly
Tax Parcel: 020 009.00
3358 Blackburn Road
Deed Book 635, Page 473
R.O.M.C.

Stanley Noble
Tax Parcel: 020 007.00
3402 Blackburn Road
Deed Book R2152, Page 1412
R.O.M.C.

Anthony Collins
Tax Parcel: 020 042.01
3308 Blackburn Road
Deed Book R2217, Page 471
R.O.M.C.

Lisa Cash Hanson
Tax Parcel: 020 054.03
3173 New Hwy 7
Deed Book R2419, Page 942
R.O.M.C.

Lawrence Rockovich
Tax Parcel: 020 053.00
Goshen Road
Deed Book 1368, Page 523
R.O.M.C.

LaFond Family Irrev Trust
Tax Parcel: 020 053.05
3248 Goshen Road
Deed Book R2736, Page 521
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

J.W. Shouse
Tax Parcel: 020 045.00
3388 Goshen Road
Deed Book 1165, Page 562
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Charles Faulkner
Tax Parcel: 020 053.03
3294 Goshen Road
Deed Book R2109, Page 956
R.O.M.C.

Δ=0°57'01"
R=1397.41'
L=23.18'
T=11.59'
CHD=23.18'
N63°57'16"E

Δ=15°12'19"
R=651.50'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=6°57'39"
R=65.58'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=15°12'19"
R=651.50'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=6°57'39"
R=65.58'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=15°12'19"
R=651.50'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=6°57'39"
R=65.58'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=15°12'19"
R=651.50'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=6°57'39"
R=65.58'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=15°12'19"
R=651.50'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=6°57'39"
R=65.58'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=15°12'19"
R=651.50'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=6°57'39"
R=65.58'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=15°12'19"
R=651.50'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=6°57'39"
R=65.58'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=15°12'19"
R=651.50'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

Δ=6°57'39"
R=65.58'
L=172.90'
T=86.96'
CHD=172.39'
N72°52'44"E

LEGEND
● Iron Pin (Set) With Cap
○ Iron Rod (Found)
- - - Existing Fence

LEGEND
● Iron Pin (Set) With Cap
○ Iron Rod (Found)
- - - Existing Fence

LEGEND
● Iron Pin (Set) With Cap
○ Iron Rod (Found)
- - - Existing Fence

LEGEND
● Iron Pin (Set) With Cap
○ Iron Rod (Found)
- - - Existing Fence

LEGEND
● Iron Pin (Set) With Cap
○ Iron Rod (Found)
- - - Existing Fence

3401 Blackburn Road
Total Acreage = 54.3± Acres
Total Square Ft. = 2,364,784± Sq.Ft

SURVEYOR'S CERTIFICATION

I hereby certify that this survey was actually made on the ground under my direct supervision, using the latest recorded deeds, and other information; and that this survey exceeds the minimum requirements for a Category I Urban Land Survey pursuant to Chapter 0820-3, Section .05 of the Department of Insurance Standards of Practice for Land Surveyors; and that this survey is true and correct to the best of my knowledge and belief.

G. Scott Carter, TN RLS # 2391

Boundary Line Retracement & Subdivision
Charles Brumit Property
3401 Blackburn Road
Santa Fe, Maury County, Tennessee

DATE OF DRAWING: 03-18-2022	MANAGER: GSC	CADD: GSC
PROJECT NUMBER: 211240	FIELD BOOK NUMBER:	
LAST FIELD WORK: 03-15-22		
CREW CHIEF(S): GSC		
REV. DRAWING:		
SCALE: 1" = 80'	SHEET 1 OF 1	

CALL BEFORE YOU DIG - DRILL - BORE
(800) 351-1111
TENNESSEE - ONE CALL CENTER

The Location of existing underground utilities are shown at approximate locations only and are based upon the field location of visible utility apparatus and information provided by utility companies.