

CEDAR GREEN OF SHEFFIELD PART TWO-A

SECTION 30, TOWNSHIP 8 NORTH, RANGE 3 EAST
MADISON COUNTY, MISSISSIPPI

100 0 100 200
GRAPHIC SCALE: 1" = 100'

OWNER'S CERTIFICATE

I, Lucette C. Raines, Managing Member of Sheffield Development, LLC, do hereby certify that said limited liability company is the owner of the land described in the foregoing description, and that the undersigned power has been duly executed and recorded in the public records of Madison County, Mississippi, and that the same does hereby dedicate the streets and streets rights of way and easements shown hereon for public use forever.

Witness the signature of the owner, this 12th day of June, 2006.

OWNER: Sheffield Development, LLC

Lucette C. Raines, Managing Member

COUNTY ENGINEER'S RECOMMENDATIONS

I, the undersigned, have examined this plat and find it conforms to all conditions set forth in the preliminary plat as examined by the Board of Supervisors and the recommendations of said Board.

County Engineer

SURVEYOR'S CERTIFICATE

I, Jack N. Starr, Professional Land Surveyor, do hereby certify that this plat is true and correct and was prepared from an actual survey of the property made by me or under my supervision.

Given under my hand and seal of office this 12th day of June, 2006.



SURVEYOR'S CERTIFICATE OF COMPLIANCE WITH SUBDIVISION REGULATIONS

I, Jack N. Starr, Professional Land Surveyor, do hereby certify that the monuments and markers shown hereon are in place on the ground and the map and plat shown hereon are true and correct representations of a survey of the property described in the subdivision regulations for Madison County, Mississippi.

Witness my signature this 12th day of June, 2006.

Jack N. Starr
P.L.S.-02433

CERTIFICATE OF COMPARISON

We, Arthur Johnston, Chancery Clerk and Jack N. Starr, Professional Land Surveyor, do hereby certify that we have carefully compared this plat of CEDAR GREEN OF SHEFFIELD PART TWO-A with the original thereof, and find it to be a true and correct copy of said plat.

Given under my hand and seal of office this 19th day of June, 2006.

Arthur Johnston, Chancery Clerk
Jack N. Starr, P.L.S.-02433

BOARD OF SUPERVISORS

I hereby certify that this is a true copy and that this plat was prepared by the Board of Supervisors in session on the 19th day of June, 2006.

President, Board of Supervisors
Madison County, Mississippi

PLATING AND RECORDATION

I, Arthur Johnston, Clerk of the Chancery Court in and for said County and State, do hereby certify that this plat of CEDAR GREEN OF SHEFFIELD PART TWO-A was filed for record and placed in the public records of Madison County, Mississippi, on the 19th day of June, 2006, and that the same does hereby dedicate the streets and streets rights of way and easements shown hereon for public use forever.

Witness the signature of the Clerk of the Chancery Court, this 19th day of June, 2006.

Arthur Johnston, Clerk of the Chancery Court

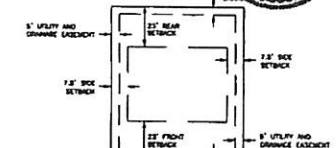
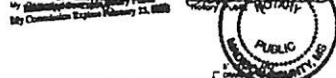
PREPARED BY:
BANKS ENGINEERING & SURVEYING, INC.
CONSULTING ENGINEERS & LAND SURVEYORS
115 LONE WOLF DRIVE SUITE B, MADISON, MS. 39110
PHONE 601-407-1840

ACKNOWLEDGMENT

I, Lucette C. Raines, Managing Member of Sheffield Development, LLC, do hereby acknowledge to me that the signed and delivered this plat and the certificates thereon as his own act and deed, for and on behalf of said Sheffield Development, LLC, after being authorized by me, and Jack N. Starr, Professional Land Surveyor, who acknowledged to me that he signed, sealed and delivered this plat of CEDAR GREEN OF SHEFFIELD PART TWO-A, and the certificates thereon as his own act and deed, on the day and year herein mentioned.

Given under my hand and official seal of office on this 12th day of June, 2006.

By: *Lucette C. Raines*
My Commission Expires February 21, 2008



STREET (50' TYPICAL R.O.W.)

TYPICAL LOT DETAIL
NOT TO SCALE

PROPERTY DESCRIPTION:

A parcel of land lying and situated in Section 30, Township 8 North, Range 3 East, Madison County, Mississippi, more particularly described as follows:

For a Point of Beginning, commence at the southeast plot corner of Cedar Green of Sheffield Part One, the map or plat of which is of record and on file in the Office of the Chancery Clerk of Madison County, and thence run along the southerly line of said plat for the following calls: N 90 degrees 00 minutes 00 seconds E for a distance of 255.60 feet to a concrete monument; N 30 degrees 30 minutes 44 seconds W for a distance of 189.48 feet to a concrete monument; N 56 degrees 49 minutes 41 seconds E for a distance of 283.41 feet to an iron pin; N 69 degrees 33 minutes 24 seconds E for a distance of 180.08 feet to an iron pin; N 75 degrees 58 minutes 00 seconds E for a distance of 151.28 feet to an iron pin; N 79 degrees 10 minutes 42 seconds E for a distance of 50.03 feet to a concrete monument at the southeast plot corner of said Cedar Green of Sheffield Part One, thence run S 24 degrees 23 minutes 36 seconds E for a distance of 250.73 feet to an iron pin, thence run S 38 degrees 30 minutes 32 seconds E for a distance of 232.45 feet to an iron pin, thence run S 77 degrees 51 minutes 33 seconds E for a distance of 174 feet to an iron pin, thence run S 12 degrees 08 minutes 27 seconds W for a distance of 50.00 feet to an iron pin, thence run S 00 degrees 43 minutes 44 seconds W for a distance of 164.38 feet to a concrete monument, thence run N 89 degrees 58 minutes 31 seconds W for a distance of 99.87 feet to an iron pin, thence run S 39 degrees 23 minutes 23 seconds W for a distance of 55.73 feet to an iron pin, thence run S 79 degrees 23 minutes 45 seconds W for a distance of 321.98 feet to an iron pin, thence run S 87 degrees 02 minutes 23 seconds W for a distance of 722.58 feet to a concrete monument, thence run N 00 degrees 00 minutes 00 seconds E for a distance of 480.33 feet to the Point of Beginning. This parcel contains 18.49 acres, more or less.

BEARINGS SHOWN HEREON ARE BASED UPON THE RECORD PLAT OF CEDAR GREEN OF SHEFFIELD PART ONE (MONUMENTS FOUND) (REFERENCE NOTED).

□ DENOTES CONCRETE MONUMENT

○ DENOTES 1/2" IRON PIN

ACCORDING TO THE F.E.M.A. FIRM COMMUNITY PANEL NUMBER 200330 315 D DATED APRIL 15, 1994, THIS PROPERTY LIES WITHIN ZONE "X" (AREAS OUTSIDE 500-YEAR FLOODPLAIN).

NO BUILDING MAY BE BUILT WITHIN ANY DRAINAGE OR UTILITY EASEMENT SHOWN HEREON.

SEE TYPICAL LOT DETAIL FOR EASEMENT INFORMATION. OTHER EASEMENTS SHOWN HEREON.

MINIMUM BUILDING SETBACKS:

FRONT - 25 FEET

REAR - 25 FEET

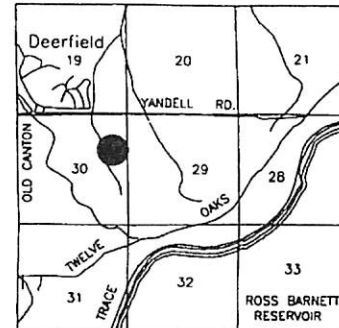
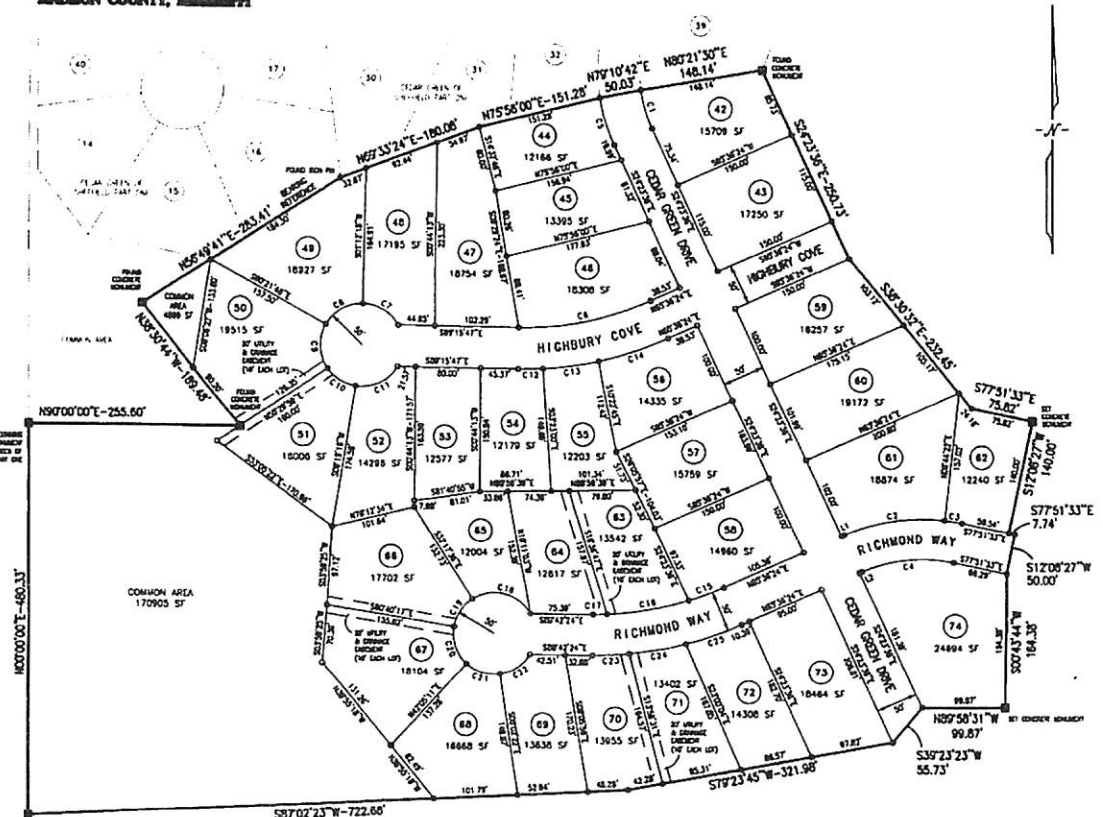
SIDE - 7.5 FEET

STREET SIDE - 20 FEET

SURVEY CLASS B

PLAT PREPARATION DATE: 4-12-06

DATE OF FIELD WORK: 4-11-06



○ DENOTES APPROXIMATE LOCATION
1" = 4000'

NUMBER	DIRECTION	DISTANCE
1	N 87° 51' 33" E	3.87
2	S 87° 51' 33" W	3.27

NUMBER	FIELD NO.	CHORD BEARING	CHORD LENGTH	CHORD BEARING
C1	193727	N 87° 51' 33" E	17.00	18.14
C2	310704	S 87° 51' 33" W	22.00	12.25
C3	092745	S 87° 51' 33" W	22.00	31.21
C4	092745	S 87° 51' 33" W	22.00	111.58
C5	193727	N 87° 51' 33" E	22.00	10.58
C6	293700	S 77° 10' 42" E	17.00	184.48
C7	092745	S 87° 51' 33" W	22.00	11.85
C8	193727	N 87° 51' 33" E	22.00	11.18
C9	092745	S 87° 51' 33" W	22.00	11.18
C10	092745	S 87° 51' 33" W	22.00	11.18
C11	092745	S 87° 51' 33" W	22.00	11.18
C12	092745	S 87° 51' 33" W	22.00	11.18
C13	092745	S 87° 51' 33" W	22.00	11.18
C14	092745	S 87° 51' 33" W	22.00	11.18
C15	092745	S 87° 51' 33" W	22.00	11.18
C16	092745	S 87° 51' 33" W	22.00	11.18
C17	092745	S 87° 51' 33" W	22.00	11.18
C18	092745	S 87° 51' 33" W	22.00	11.18
C19	092745	S 87° 51' 33" W	22.00	11.18
C20	092745	S 87° 51' 33" W	22.00	11.18
C21	092745	S 87° 51' 33" W	22.00	11.18
C22	092745	S 87° 51' 33" W	22.00	11.18
C23	092745	S 87° 51' 33" W	22.00	11.18
C24	092745	S 87° 51' 33" W	22.00	11.18
C25	092745	S 87° 51' 33" W	22.00	11.18