

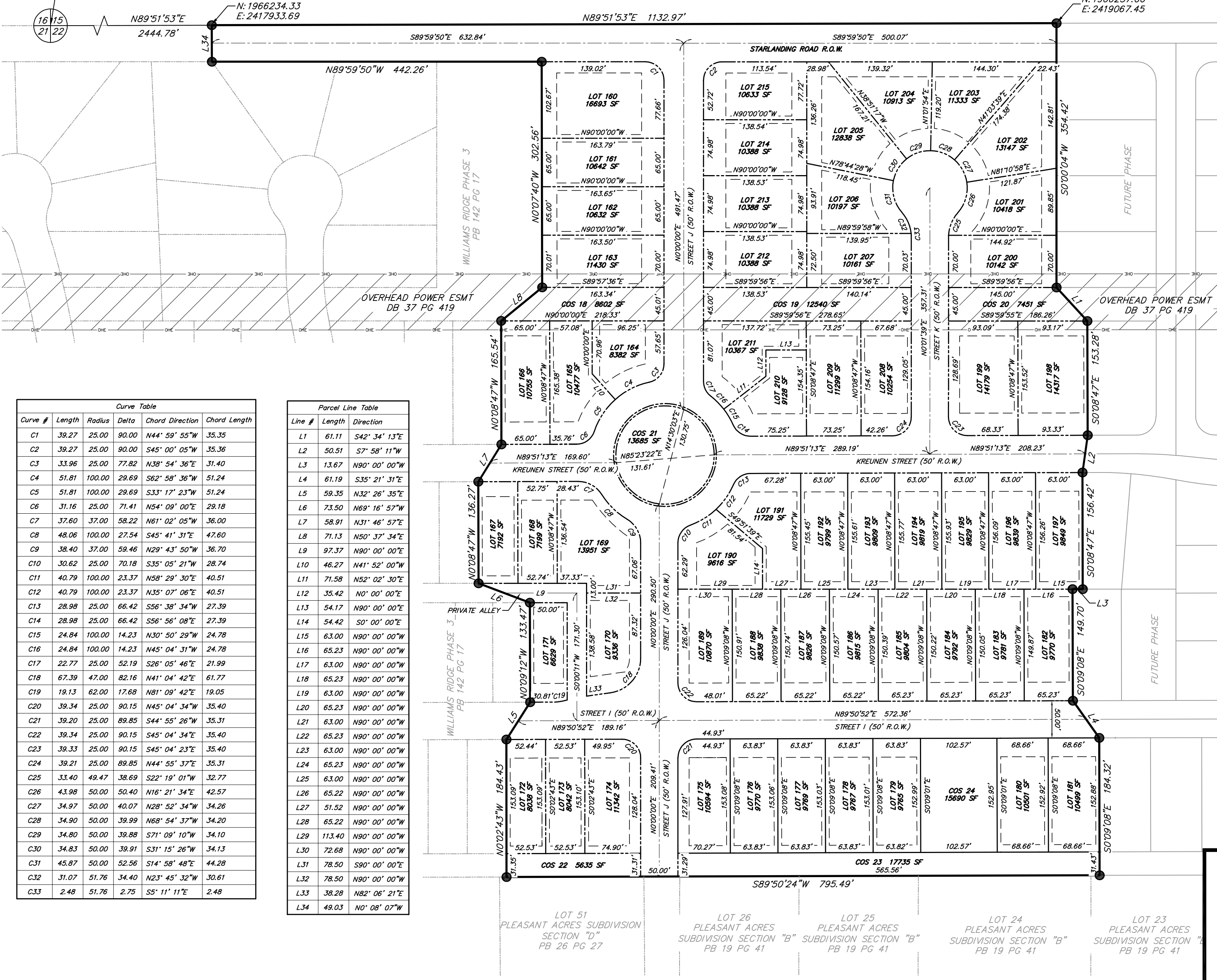
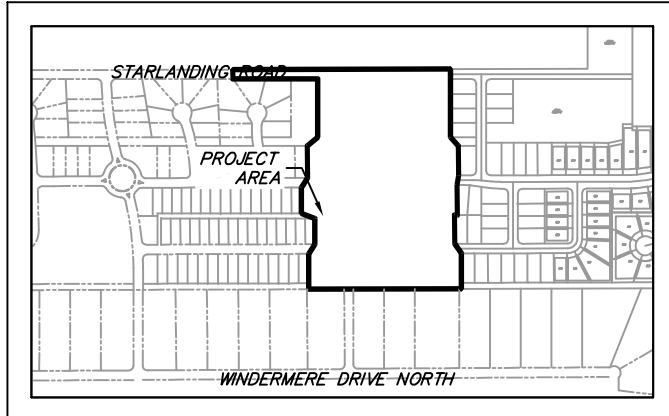
P.O.C.
PK NAIL FOUND AT
THE NORTHWEST
CORNER OF SECTION 22
TOWNSHIP 2 SOUTH
RANGE 7 WEST

P.O.B.
N: 1966234.33
E: 2417933.69

BRIDGFORTH M E HEIRS
DB 321 PG 399

N: 1966237.00
E: 2419067.45

VICINITY MAP
NOT TO SCALE



Curve Table				
Curve #	Length	Radius	Delta	Chord Direction
C1	39.27	25.00	90.00	N44° 59' 55\"W
C2	39.27	25.00	90.00	S45° 00' 05\"W
C3	33.96	25.00	77.82	N38° 54' 36\"E
C4	51.81	100.00	29.69	S62° 58' 36\"W
C5	51.81	100.00	29.69	S33° 17' 23\"W
C6	31.16	25.00	71.41	N54° 09' 00\"E
C7	37.60	37.00	58.22	N61° 02' 05\"W
C8	48.06	100.00	27.54	S45° 41' 31\"E
C9	38.40	37.00	59.46	N29° 43' 50\"W
C10	30.62	25.00	70.18	S35° 05' 21\"W
C11	40.79	100.00	23.37	N58° 29' 30\"E
C12	40.79	100.00	23.37	N35° 07' 06\"E
C13	28.98	25.00	66.42	S56° 38' 34\"W
C14	28.98	25.00	66.42	S56° 56' 08\"E
C15	24.84	100.00	14.23	N30° 50' 29\"W
C16	24.84	100.00	14.23	N45° 04' 31\"W
C17	22.77	25.00	52.19	S26° 05' 46\"E
C18	67.39	47.00	82.16	N41° 04' 42\"E
C19	19.13	62.00	17.68	N81° 09' 42\"E
C20	39.34	25.00	90.15	N45° 04' 34\"W
C21	39.20	25.00	89.85	S44° 55' 26\"W
C22	39.34	25.00	90.15	S45° 04' 34\"E
C23	39.33	25.00	90.15	S45° 04' 23\"E
C24	39.21	25.00	89.85	N44° 55' 37\"E
C25	33.40	49.47	38.69	S22° 19' 01\"W
C26	43.98	50.00	50.40	N16° 21' 34\"E
C27	34.97	50.00	40.07	N28° 52' 34\"W
C28	34.90	50.00	39.99	N68° 54' 37\"W
C29	34.80	50.00	39.88	S71° 09' 10\"W
C30	34.83	50.00	39.91	S31° 15' 26\"W
C31	45.87	50.00	52.56	S14° 58' 48\"E
C32	31.07	51.76	34.40	N23° 45' 32\"W
C33	2.48	51.76	2.75	S5° 11' 11\"E

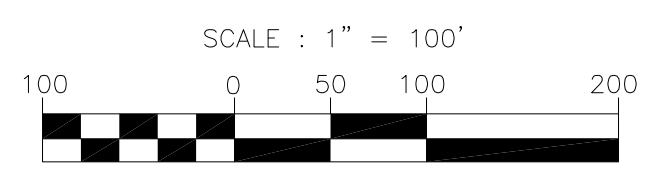
Parcel Line Table		
Line #	Length	Direction
L1	61.11	S42° 34' 13\"E
L2	50.51	S7° 58' 11\"W
L3	13.67	N90° 00' 00\"W
L4	61.19	S35° 21' 31\"E
L5	59.35	N32° 26' 35\"E
L6	73.50	N69° 16' 57\"W
L7	58.91	N31° 46' 57\"E
L8	71.13	N50° 37' 34\"E
L9	97.37	N90° 00' 00\"E
L10	46.27	N41° 52' 00\"W
L11	71.58	N52° 02' 30\"E
L12	35.42	N0° 00' 00\"E
L13	54.17	N90° 00' 00\"E
L14	54.42	S0° 00' 00\"E
L15	63.00	N90° 00' 00\"W
L16	65.23	N90° 00' 00\"W
L17	63.00	N90° 00' 00\"W
L18	65.23	N90° 00' 00\"W
L19	63.00	N90° 00' 00\"W
L20	65.23	N90° 00' 00\"W
L21	63.00	N90° 00' 00\"W
L22	65.23	N90° 00' 00\"W
L23	63.00	N90° 00' 00\"W
L24	65.23	N90° 00' 00\"W
L25	63.00	N90° 00' 00\"W
L26	65.22	N90° 00' 00\"W
L27	51.52	N90° 00' 00\"W
L28	65.22	N90° 00' 00\"W
L29	113.40	N90° 00' 00\"W
L30	72.68	N90° 00' 00\"W
L31	78.50	S90° 00' 00\"E
L32	78.50	N90° 00' 00\"W
L33	38.28	N82° 06' 21\"E
L34	49.03	N0° 08' 07\"W

LEGEND

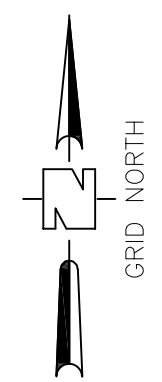
- PROPERTY LINE
- BUILDING SETBACK LINE
- FENCE
- UTILITY EASEMENT
- DRAINAGE EASEMENT
- CENTER LINE ROAD
- 1/2" X 18" IRON ROD SET
- MONUMENT FOUND (SEE PLAT FOR DESCRIPTION)

ABBREVIATIONS

- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCEMENT
- R.O.W. = RIGHT OF WAY
- S/D = SUBDIVISION
- IRF = IRON ROD FOUND
- APR = AS PER RECORD
- APS = AS PER SURVEY
- PB = PLAT BOOK
- PG = PAGE
- DB = DEED BOOK
- U.E. = UTILITY EASEMENT
- FF = FINISH FLOOR ELEVATION
- IRS = IRON ROD SET



BEARINGS REFERENCED TO THE MISSISSIPPI
STATE PLANE COORDINATE SYSTEM, WEST
ZONE, NAD83, GEOID G2018U7
BY RTK GPS OBSERVATION
SCALE FACTOR: 0.999966978319
CONVERGENCE ANGLE: 0° 13' 56.75448103"
© THE NORTHWEST CORNER



NOTES

- THE PROPOSED USE OF ALL THE LAND IN THE SUBDIVISION IS SINGLE FAMILY DWELLINGS.
- WATER SERVICE WILL BE PROVIDED BY CITY OF SOUTHAVEN.
- SEWER SERVICE WILL BE PROVIDED BY CITY OF SOUTHAVEN.
- MINIMUM BUILDING SETBACKS LOTS 160-167; 267-284:
30' FRONT YARD
5' SIDE YARD
20' REAR YARD
- MINIMUM BUILDING SETBACKS LOTS 168-181; 248-263:
20' FRONT YARD
5' SIDE YARD
10' REAR YARD
- UTILITY EASEMENTS:
10' FRONT YARD
5' SIDE YARD
5' REAR YARD
- THIS PROPERTY IS NOT LOCATED IN FEMA IDENTIFIED SPECIAL FLOOD HAZARD AREA ACCORDING TO MAP28033C0093H EFF. 5/5/2014
- 1/2" x 18" IRON RODS WITH CIVIL-LINK CAP SET ON ALL PROPERTY CORNERS UNLESS OTHERWISE NOTED.

SURVEY DATA

- CLASS "B" SURVEY
- FIELD SURVEY COMPLETED ON 5/05/2023
- DRAWING COMPLETED ON 6/29/2023
- REFERENCE MATERIALS:
 - SECTION "B" PLEASANT ACRES SUBDIVISION PB 19 PG 41
 - SECTION "D" PLEASANT ACRES SUBDIVISION PB 26 PG 27
 - WILLIAMS RIDGE PHASE 3 SUBDIVISION PB 142 PG 17
 - BRIDGFORTH M E HEIRS DB 321 PG 399



FINAL PLAT
WILLIAMS RIDGE PHASE
4 SUBDIVISION
DESOTO COUNTY, MISSISSIPPI
06/29/2023
ZONING = PUD
TOTAL AREA = 20.22 ACRES
55 LOTS & 6 COS
S22 T2S R7W

5779 GETWELL RD., BLDG. B
SOUTHAVEN, MS 38672
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FAX: 662-510-2197
WWW.CIVIL-LINK.COM

CIVIL-LINK PROJECT NUMBER: 160427-009
SURVEYOR: CIVIL-LINK
DEVELOPER: KRUEEN FARMS