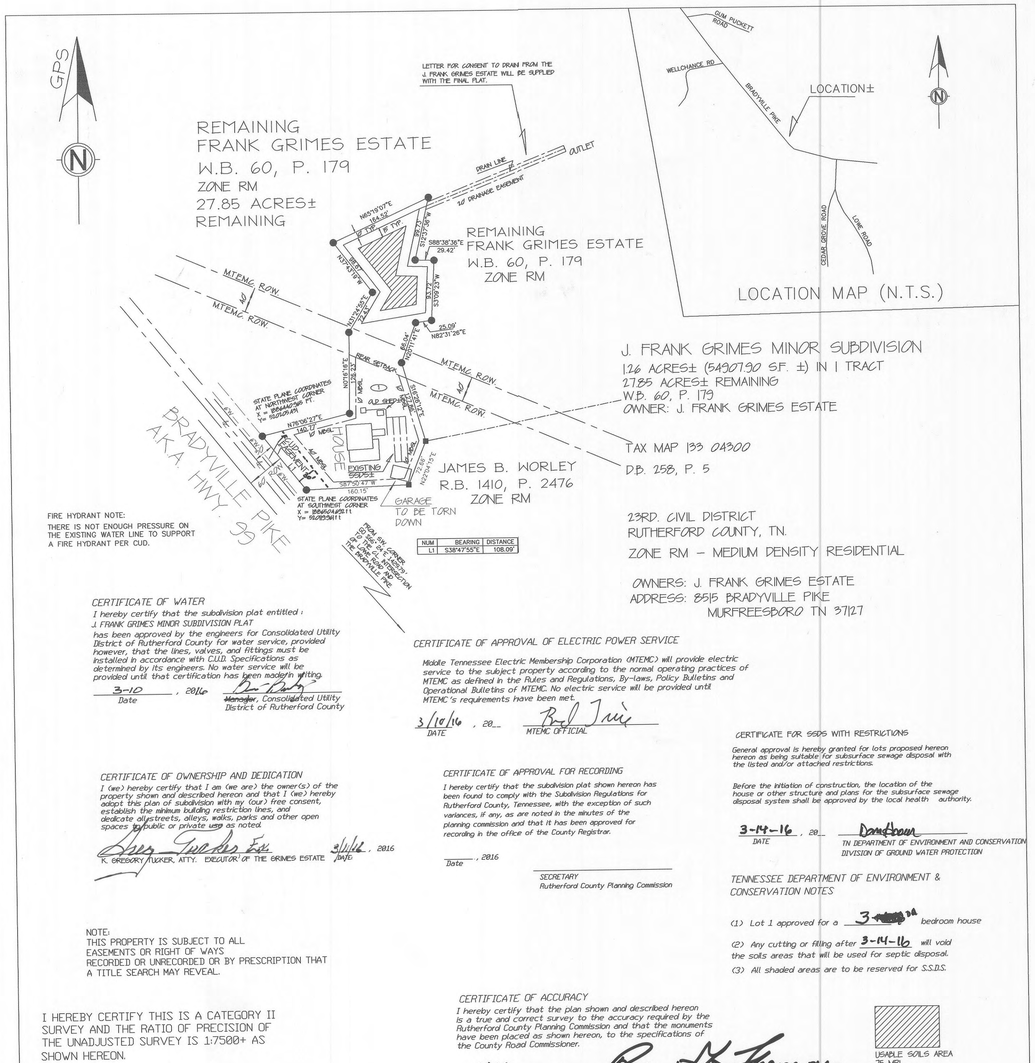

NUM	BEARING	DISTANCE
L1	S38°47'55"E	108.09'

J. FRANK GRIMES MINOR SUBDIVISION
1.26 ACRES± (54907.90 SF. ±) IN 1 TRACT
27.85 ACRES± REMAINING
W.B. 60, P. 179
OWNER: J. FRANK GRIMES ESTATE

TAX MAP 133 04300
D.B. 258, P. 5

JAMES B. WORLEY
R.B. 1410, P. 2476
ZONE RM

23RD. CIVIL DISTRICT
RUTHERFORD COUNTY, TN.
ZONE RM – MEDIUM DENSITY RESIDENTIAL

OWNERS: J. FRANK GRIMES ESTATE
ADDRESS: 8515 BRADYVILLE PIKE
MURFREESBORO TN 37127

FIRE HYDRANT NOTE:
THERE IS NOT ENOUGH PRESSURE ON THE EXISTING WATER LINE TO SUPPORT A FIRE HYDRANT PER CUD.

CERTIFICATE OF WATER
I hereby certify that the subdivision plat entitled :
J. FRANK GRIMES MINOR SUBDIVISION PLAT
has been approved by the engineers for Consolidated Utility District of Rutherford County for water service, provided however, that the lines, valves, and fittings must be installed in accordance with C.U.D. Specifications as determined by its engineers. No water service will be provided until that certification has been made in writing.

3-10 , 2016
Date

Manager, Consolidated Utility District of Rutherford County

CERTIFICATE OF APPROVAL OF ELECTRIC POWER SERVICE
Middle Tennessee Electric Membership Corporation (MTEMC) will provide electric service to the subject property according to the normal operating practices of MTEMC as defined in the Rules and Regulations, By-laws, Policy Bulletins and Operational Bulletins of MTEMC. No electric service will be provided until MTEMC's requirements have been met.

3/10/16 , 20__
DATE

MTEMC OFFICIAL

CERTIFICATE OF OWNERSHIP AND DEDICATION
I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, parks and other open spaces to public or private use as noted.

R. GREGORY TUCKER, ATTY. EXECUTOR OF THE GRIMES ESTATE

3/10/16 , 2016
Date

CERTIFICATE OF APPROVAL FOR RECORDING
I hereby certify that the subdivision plat shown hereon has been found to comply with the Subdivision Regulations for Rutherford County, Tennessee, with the exception of such variances, if any, as are noted in the minutes of the planning commission and that it has been approved for recording in the office of the County Registrar.

_____ , 2016
Date

SECRETARY
Rutherford County Planning Commission

CERTIFICATE FOR SSDS WITH RESTRICTIONS
General approval is hereby granted for lots proposed hereon hereon as being suitable for subsurface sewage disposal with the listed and/or attached restrictions.

Before the initiation of construction, the location of the house or other structure and plans for the subsurface sewage disposal system shall be approved by the local health authority.

3-14-16 , 20__
DATE

TN DEPARTMENT OF ENVIRONMENT AND CONSERVATION
DIVISION OF GROUND WATER PROTECTION

TENNESSEE DEPARTMENT OF ENVIRONMENT & CONSERVATION NOTES

(1) Lot 1 approved for a 3 bedroom house

(2) Any cutting or filing after 3-14-16 will void the soils areas that will be used for septic disposal.

(3) All shaded areas are to be reserved for S.S.D.S.

NOTE:
THIS PROPERTY IS SUBJECT TO ALL EASEMENTS OR RIGHT OF WAYS RECORDED OR UNRECORDED OR BY PRESCRIPTION THAT A TITLE SEARCH MAY REVEAL.

I HEREBY CERTIFY THIS IS A CATEGORY II SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS 1:7500+ AS SHOWN HEREON.

CERTIFICATE OF ACCURACY
I hereby certify that the plan shown and described hereon is a true and correct survey to the accuracy required by the Rutherford County Planning Commission and that the monuments have been placed as shown hereon, to the specifications of the County Road Commissioner.

1/16 , 2016
Date

REGISTERED ENGINEER OR SURVEYOR

USABLE SOILS AREA
75 MP1
545034 SF.±

FLOOD NOTE:
THIS PROPERTY IS IN A ZONE "X" FLOOD ZONE.

MAP 47149C0291
EFFECTIVE DATE: 1/05/2007

PURPOSE OF PLAT:
THE PURPOSE OF THIS PLAT IS TO CREATE A MINOR SUBDIVISION PLAT FOR THE 1.26 ACRE± TRACT SHOWN HEREON.

LEGEND:

- ● STEEL PIN SET
- ○ POINT
- ■ STEEL PIN FOUND

THOMASON SURVEYING COMPANY
316 W. LYTLE STREET SUITE 112
MURFREESBORO, TN. 37130/3641
DATE : 1/16/2016
SCALE : 1" = 100 FEET
PHONE 615/896/7483
FAX 615/896/9493

PLAT BOOK _____ Page _____
DATE RECORDED _____

100 0 100 200 300
Scale 1" = 100'