



MARK H. MOSHEA, REGISTER
RUTHERFORD COUNTY, TENNESSEE
 Received 11:30 11-30 97
 Title 11:30 11-30 97
 Notebook 51 Page 198
 Plat Book 18 Page 292
 Deputy Shirley H. Hines

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.

DEED BOOK 487, PAGE 228

DATE 10-1-97

DEED BOOK 585, PAGE 185

DATE 10-2-97

CERTIFICATE OF APPROVAL OF SEWER SYSTEMS

I HEREBY CERTIFY THAT: (1) THE SEWER LINES AND APPURTENANCES FOR THE SEWER SYSTEM OF THE SUBDIVISION SHOWN HEREON HAVE BEEN INSTALLED IN ACCORDANCE WITH CITY CODES AND SPECIFICATIONS AND REQUIREMENTS OF THE TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION, DESIGN CRITERIA FOR SEWAGE WORKS; (2) THAT A SURETY FOR THESE IMPROVEMENTS HAS BEEN POSTED WITH THE CITY OF MURFREESBORO TO ASSURE COMPLETION OF SAME; OR (3) THAT A SUBSURFACE SEWAGE SYSTEM WILL BE PERMITTED SUBJECT TO THE APPROVAL OF THE LOCAL HEALTH AUTHORITY.

DATE 10/1/97

Shirley H. Hines
 MURFREESBORO WATER AND SEWER OFFICIAL

CERTIFICATE OF APPROVAL OF WATER SYSTEMS

I HEREBY CERTIFY THAT: (1) THE WATER LINES AND APPURTENANCES FOR THE SUBDIVISION SHOWN HEREON HAVE BEEN INSTALLED IN ACCORDANCE WITH CITY CODES AND SPECIFICATIONS AND THE TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION, COMMUNITY PUBLIC WATER SYSTEMS DESIGN CRITERIA, OR (2) THAT A SURETY FOR THESE IMPROVEMENTS HAS BEEN POSTED WITH THE CITY OF MURFREESBORO TO ASSURE COMPLETION OF SAME AND THAT THE LAND SHOWN TO BE SUBDIVIDED IS WITHIN THE WATER SERVICE JURISDICTION OF MURFREESBORO WATER AND SEWER DEPARTMENT.

DATE 10/1/97

Shirley H. Hines
 MURFREESBORO WATER AND SEWER DEPARTMENT OFFICIAL

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR THE CITY OF MURFREESBORO, 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 REGISTER OF DEEDS.

DATE 10/2/97

Joseph D. Giddens
 PLANNING COMMISSION SECRETARY

OWNERS:

LOT 1 - MAXINE HENDERSON
 1017 E. CLARK BLVD.
 MURFREESBORO, TN.
 (615) 893-2479
 LOT 2 - JOHN B. WOODFIN
 1013 E. CLARK BLVD.
 MURFREESBORO, TN.
 (615) 893-5153

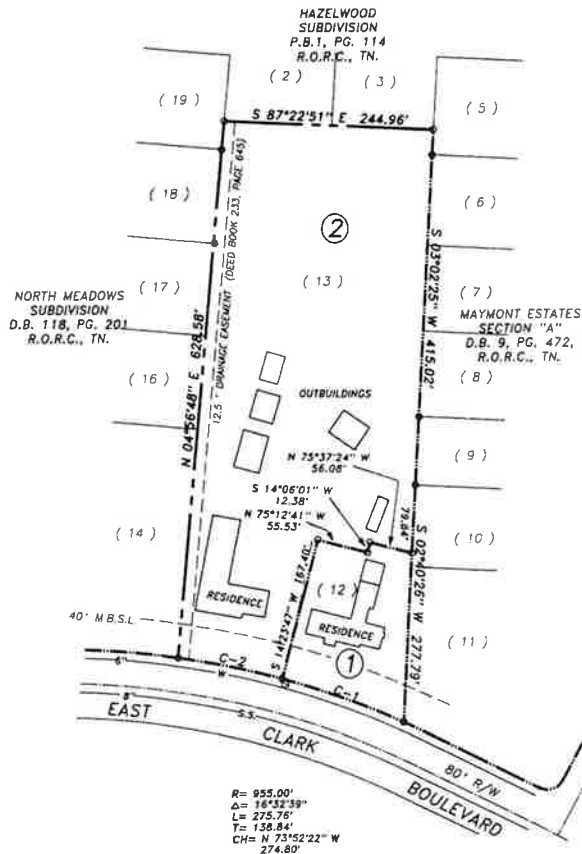
LOT INFORMATION

TOTAL AREA (2 LOTS) 3.845 ACRES
 LOT 1 - 0.538 ACRES
 LOT 2 - 3.306 ACRES

036322

CURVE TABLE

	DELTA	RADIUS	LENGTH	TANGENT	BEARING	CHORD
C-1	09°09'23"	955.00'	152.61'	76.47'	N 70°10'44" W	152.45'
C-2	07°23'16"	955.00'	123.13'	61.66'	N 78°27'03" W	123.05'



R= 955.00'
 Δ = 16°52'39"
 L= 275.76'
 T= 138.84'
 CH= N 73°52'22" W
 274.80'

LEGEND

- IRON PIN SET
- IRON PIN FOUND
- WATER VALVE/METER
- UTILITY POLE

TIME OF RECORDING: 11:30 A.M.
 DATE OF RECORDING: Oct. 22, 1997
 PLAT BOOK 18 PAGE 292

GRAPHIC SCALE: 1" = 100'

RECORDING FEE 10.00
 STATE TAX
 REGISTER'S FEE
 TOTAL PAID 10.00
 RECEIPT NO. 111386



LOCATION MAP
 NOT TO SCALE

GENERAL NOTES

- Property is all of the same property conveyed to Maxine Henderson as recorded in Deed Book 487, Page 228, Register's Office for Rutherford County, Tennessee and all of the same property conveyed to John B. Woodfin, Trustee, recorded in Deed Book 585, Page 185, Register's Office for Rutherford County, Tennessee.
- Subject property is shown as Parcel 12 and 13 on Rutherford County Tax Map 90-A, Group "B". Parcels marked thus () refer to said map.
- No portion of this property lies within a Special Flood Hazard Area, as designated by FIRM Map - Community Panel No. 470168-0005C, effective date June 2, 1994.
- Bearings are based upon plat of Maymont Estates, Section A, recorded Book 115 Page 472, R.O.R.C., TN.
- Subject property is currently zoned RS-15. Minimum building setbacks for this zoning are as follows:
 Front - 40 feet
 Side - 12.5 feet
 Rear - 30 feet

CERTIFICATE OF ACCURACY

I HEREBY CERTIFY THAT THIS IS A CATEGORY 1 SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS 1:10,000 AS SHOWN HEREON. I ALSO CERTIFY THAT THE MONUMENTS HAVE BEEN, OR WILL BE, PLACED AS SHOWN TO THE SPECIFICATIONS OF THE CITY ENGINEER.

DATE 9-28-97

Shirley H. Hines
 REGISTERED LAND SURVEYOR

THE PURPOSE OF THIS SUBDIVISION IS TO REMOVE A BRICK WALL ENCROACHMENT BY REVISION OF PROPERTY LINES.

FINAL PLAT

EAST CLARK TWO LOT
 SUBDIVISION

CITY OF MURFREESBORO
 13TH CIVIL DISTRICT, RUTHERFORD COUNTY, TENNESSEE

SURVEYOR: THOMAS G. ROSENTHAL
 647 KINGWOOD LANE
 ROCKVALE, TENNESSEE 37153
 (615) 849-6990