

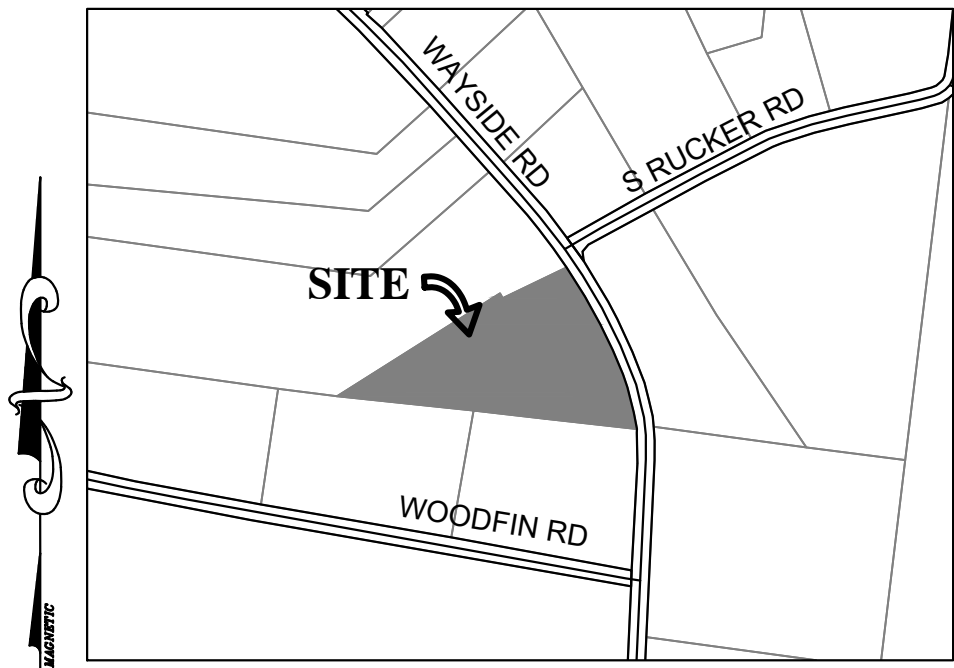
75 MPI
60 or 45 MPI

SOILS AREAS

LOT	≤ 60 MPI	75 MPI	EXISTING SSDS	TOTAL
1	0 SF	7,594 SF	0 SF	11,474 SF
2	3,880 SF	14,240 SF	0 SF	14,240 SF

LOT	SQUARE FOOTAGE	ACREAGE
1	55,648 S.F.	1.28 ACRES
2	149,860 S.F.	3.44 ACRES

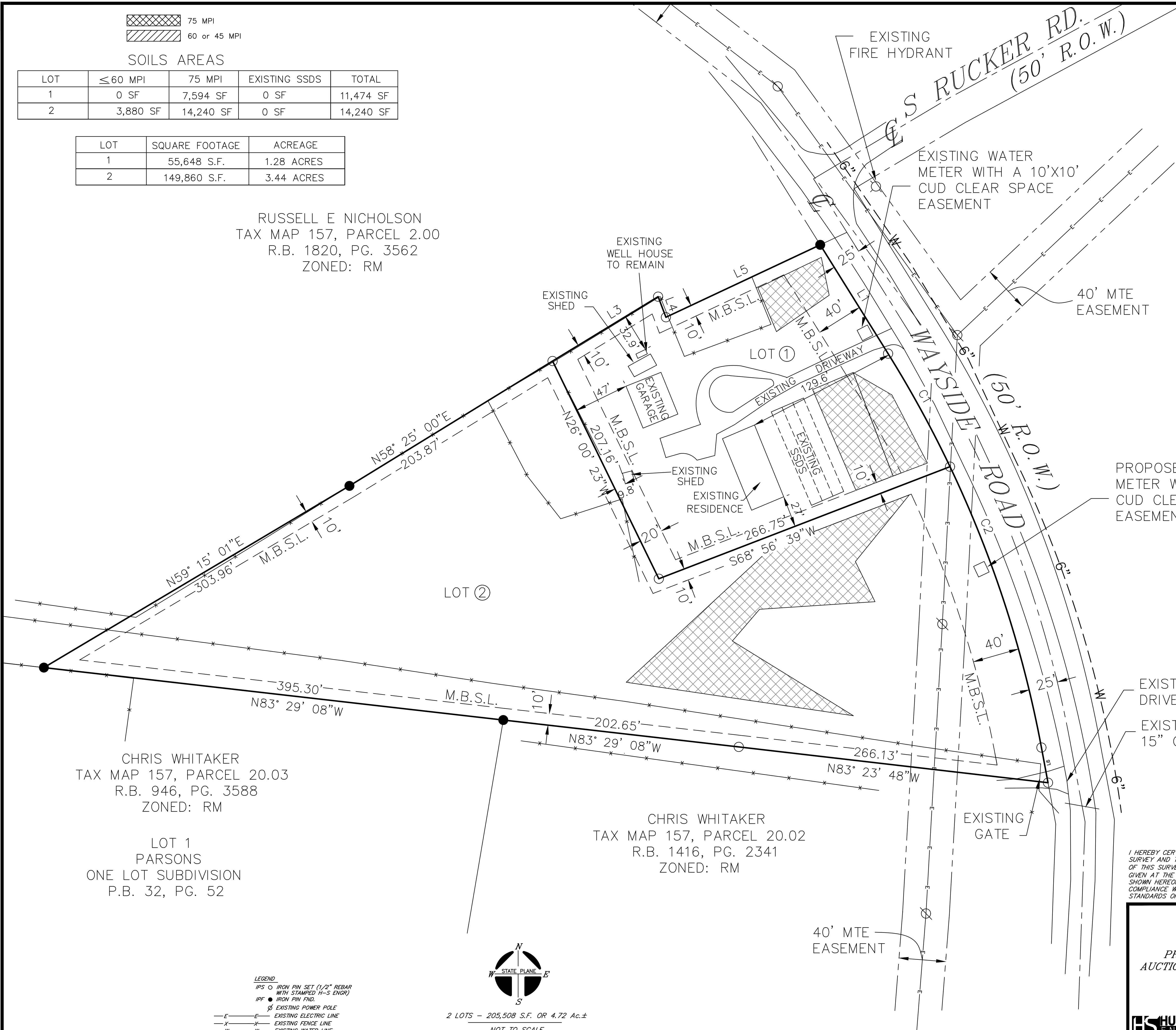
RUSSELL E NICHOLSON
TAX MAP 157, PARCEL 2.00
R.B. 1820, PG. 3562
ZONED: RM



LOCATION MAP
N.T.S.

LINE TABLE		
LINE	BEARING	LENGTH
L1	S31°56'52"E	109.65'
L3	N58°36'38"E	105.70'
L4	S20°47'28"E	18.83'
L5	N64°51'10"E	145.71'
L6	S10°34'51"E	30.59'

CURVE TABLE					
CURVE	DELTA	RADIUS	ARC	CHORD	BEARING
C1	6°28'50"	975.00'	110.28'	110.22'	S28°42'27"E
C2	14°53'11"	975.00'	253.32'	252.61'	S18°01'27"E

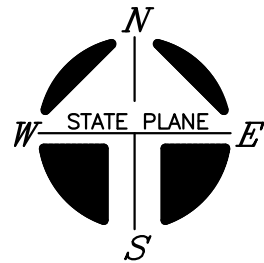


CHRIS WHITAKER
TAX MAP 157, PARCEL 20.03
R.B. 946, PG. 3588
ZONED: RM

LOT 1
PARSONS
ONE LOT SUBDIVISION
P.B. 32, PG. 52

CHRIS WHITAKER
TAX MAP 157, PARCEL 20.02
R.B. 1416, PG. 2341
ZONED: RM

LEGEND
IPS ○ IRON PIN SET (1/2" REBAR
WITH STAMPED H-S ENGR)
IPF ● IRON PIN FND.
Ø EXISTING POWER POLE
—E—E— EXISTING ELECTRIC LINE
—X—X— EXISTING FENCE LINE
—W—W— EXISTING WATER LINE



2 LOTS - 205,508 S.F. OR 4.72 Ac.±
NOT TO SCALE

I HEREBY CERTIFY THAT THIS IS A CATEGORY "IV" SURVEY AND THE PRECISION OF THE GPS PORTION OF THIS SURVEY (IN RELATIVE POSITIONING ACCURACY GIVEN AT THE 95% CONFIDENCE LEVEL) IS 1:10,000 AS SHOWN HEREON AND THAT THIS SURVEY WAS DONE IN COMPLIANCE WITH CURRENT TENNESSEE MINIMUM STANDARDS OF PRACTICE FOR LAND SURVEYORS.

PRELIMINARY FOR
AUCTION PURPOSES ONLY

HS HUDDLESTON-STEELE
ENGINEERING, INC.

2115 N.W. BROAD STREET, MURFREESBORO, TN 37129
SURVEYING : 893 - 4084, FAX: 893 - 0080

FINAL PLAT
LOTS 1 & 2
5712 WAYSIDE ROAD
SUBDIVISION

25th CIVIL DISTRICT - RUTHERFORD COUNTY - TN.

DATE: SEPTEMBER 2026 SCALE: N.T.S. SH. 1 OF 1