20.543 ACRES± WITHIN TRACT BOUNDARY

CURVE DATA				
CURVE	Δ	T	L	R
BOUNDARY				
B-1	67°04'30"	66.28	117.07	100.00
B-2	13°11'	225.34	448.67	1935.28'
B-3	16°42'	296.86	588.52'	2019.14'
B-4	15°26'	262.76	522.33'	1939.14'
CENTER-LINE				
C-1	13°17'	230.0'	457.95'	1975.28'
C-2	32°08'	570.0'	1109.97'	1972.14'
C-3	6°29'45"	50.00'	99.89'	881.18'
C-4	3°06'45"	50.00'	99.83'	705.10'
TURNOUT				
T-1	88°27'29"	24.54'	38.60	25.00'

NOTES:

1. EACH AND EVERY LOT TO BE SERVED BY SANITARY SEWERS.
2. PARCEL NUMBERS SHOWN THUS ( ) PERTAINS TO PROPERTY MAP 142.
3. SEWER EASEMENTS SHOWN ARE DEDICATED TO HARPETH VALLEY UTILITY DISTRICT.

LEGEND

- ■ CONCRETE MONUMENT (PRECAST WITH CAP)
- × MONUMENT (IRON PIN IN CONCRETE)
- BOUNDARY LINE
- 10"—W— WATER LINE
- 10"—S— SEWER LINE
- ( ) PROPERTY MAP PARCEL NUMBER

RIVER PLANTATION-SECTION ONE
BOOK 4660, PAGE 18, R.O.D.C.

U.S. HIGHWAY 70

50'
30'

PLANTATION COURT (50')

ROAD (80')

SAWYER BROWN

L=117.07'
R=100.00'
256.89'
N 20°00'E
128.26'
10' Public Utility Easement
330.68'
S 55°29'W
67.85'
C.M. JONES PROPERTY

L=448.67'
R=1935.28'
N 4°29'E
540.0'
1035.06'
S 34°28'30"W
SETBACK LINE
(184)
BUILDING

RIVER PLANTATION-SECTION TWO
BOOK 4660, PAGE 80, R.O.D.C.

REESE SMITH PROPERTY
FUTURE DEVELOPMENT

KNOLLWOOD
BOOK 4175, PAGE 141, R.O.D.C.

L=522.33'
R=1939.14'
N36°37'E
178.18'
280.44'
S62°49'E
588.52'
80.0'
154.75'
56.5'
MINIMUM BUILDING SETBACK LINE
877.83'
S 50°22'09"E
TODD PEELS DRIVE (60')
229.54'
DRAINAGE EASEMENT
40'
102.30'
395.8'
150'
DORAL COUNTRY ESTATES-SECTION I
BOOK 4300, PAGE 155
DORAL COUNTY DR.
303.87'
S 50°22'52"E
(185)
LOUISVILLE AND NASHVILLE RAILROAD (50')
805.06'
N 53°23'45"W
372.06'
EASEMENT
MINIMUM BUILDING SETBACK LINE
PUBLIC UTILITY EASEMENT
N 6°28'W
492.10'
DRAINAGE EASEMENT
N 49°49'W
258.13'
239.12'
146.75'
S 48°16'E
109.49'
ZEITLIN PROPERTY
S 39°39'44"W
149.67'
S 39°23'40"W
156.21'
S 55°48'W
42.88'
S 3°49'W
17.64'
SEDGE GRASS ROAD (50')
HARPETH ESTATES-SECTION 2
BOOK 4745, PAGES 23, R.O.D.C.
HARPETH ESTATES UNIT 5
BOOK 4705, PAGE 37, R.O.D.C.

OWNER'S CERTIFICATE

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER (S) OF THE PROPERTY SHOWN HEREON AS EVIDENCED IN BOOK 4273, PAGE 340, R.O.D.C., TENNESSEE AND ADOPT THE PLAN OF SUBDIVISION OF THE PROPERTY AS SHOWN HEREON AND DEDICATE ALL PUBLIC WAYS AND EASEMENTS AS NOTED. NO LOT OR LOTS AS SHOWN HEREON SHALL AGAIN BE SUBDIVIDED, RESUBDIVIDED, ALTERED OR CHANGED SO AS TO PRODUCE LESS AREA THAN HEREBY ESTABLISHED UNTIL OTHERWISE APPROVED BY THE METROPOLITAN PLANNING COMMISSION AND UNDER NO CONDITION SHALL SUCH LOT OR LOTS BE MADE TO PRODUCE LESS AREA THAN PRESCRIBED BY THE RESTRICTIVE COVENANTS AS OF RECORD IN BOOK ____, PAGE ____, R.O.D.C., TENNESSEE PERTAINING WITH THE TITLE TO THE PROPERTY.

BY Reese L. Smith Jr. DATE May 10, 1973

ENGINEER'S CERTIFICATE

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON IS CORRECT AND THAT APPROVED MONUMENTS SHOWN THUS —■— HAVE BEEN PLACED AS INDICATED. ALL SIDE LOT LINES ARE AT RIGHT ANGLES OR RADIAL TO A STREET UNLESS OTHERWISE NOTED.

JAMES H. SAWYER JR. REGISTERED ENGINEER AGRICULTURE STATE OF TENNESSEE

BY James H. Sawyer Jr. DATE 5/10/73
TENN. REG. NO. 4148

COMMISSION'S APPROVAL

APPROVED BY THE METROPOLITAN PLANNING COMMISSION OF NASHVILLE AND DAVIDSON COUNTY, TENNESSEE.

BY Farris Q. Daft DATE 6-15-73
Secretary

RECORD

RECORDED June 15th 1973 BOOK 4460, PAGE 200, OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

SUBDIVISION NO. 73-139-G

section three

RIVER PLANTATION

REESE SMITH OWNER AND DEVELOPER
NINTH CIVIL DISTRICT DAVIDSON COUNTY, TENN.
scale: 1"=100'

TURNER ENGINEERING COMPANY, INC.
CONSULTING ENGINEERS
306 GAY STREET
NASHVILLE TENNESSEE

5-10-73
Job 37-70