PLAT CONTAINS 5.39 ± ACRES

NOTE:
ALL BEARINGS ARE MAGNETIC AND ARE REFERENCED TO THE PLAT OF THE JAMES E. BROWN PROPERTY AS OF RECORD IN PLAT BOOK 4885, PAGE 38 RODCT.

NOTE:
THIS PROPERTY DOES NOT LIE IN A CURRENT FIRM OR FIMA FLOOD HAZARD AREA.

•••• SURVEYOR'S CERTIFICATE ••••

I HEREBY CERTIFY THAT THIS IS A CLASS "B" SURVEY, AND THAT THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY MEETS OR EXCEEDS 1/5000 AS SHOWN HEREON !

2/26/90

NOTE:
THE AREA FOR THE NECESSARY SOIL ABSORPTION SYSTEMS ARE SHOWN THUS

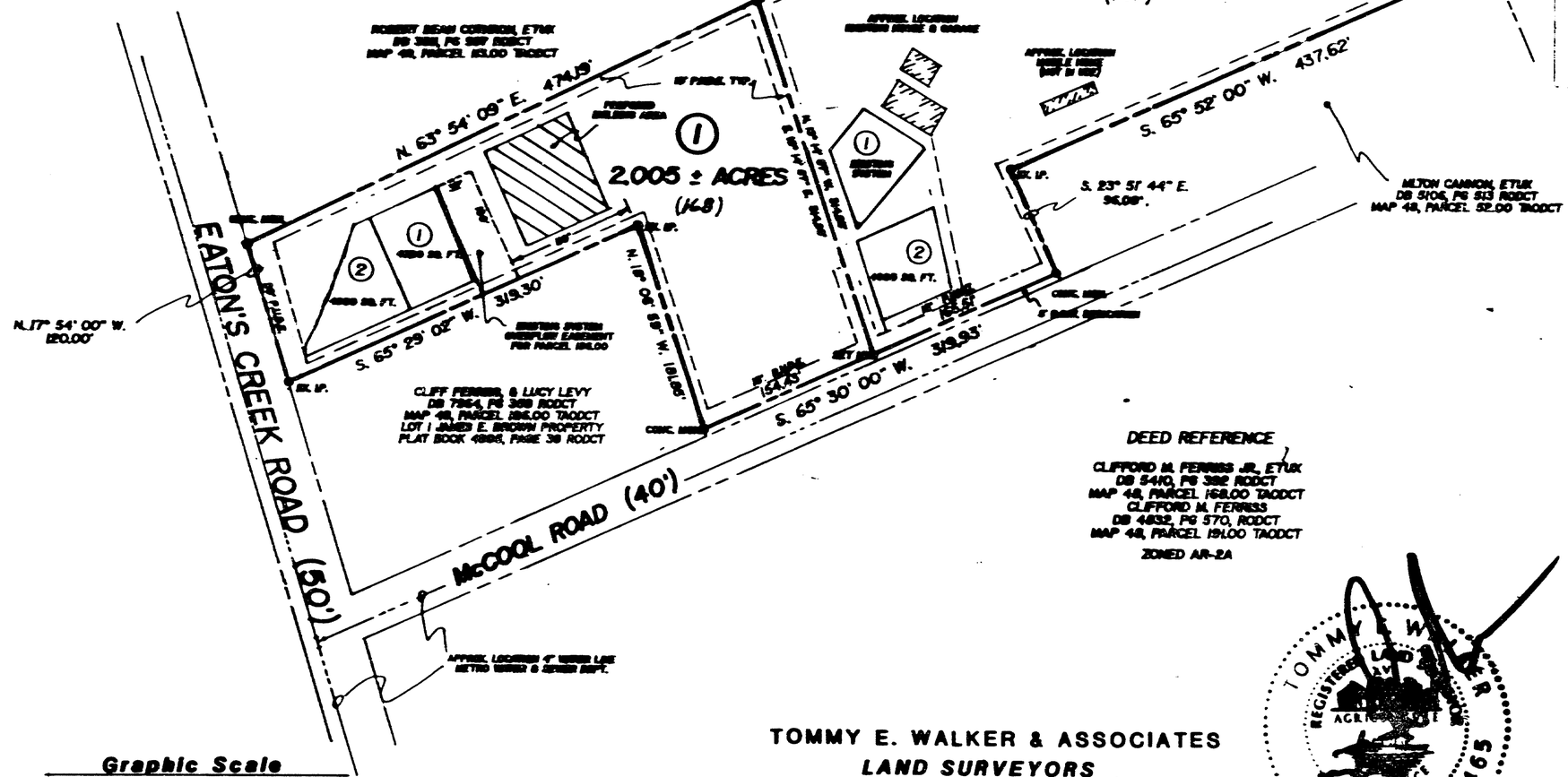
① ②

THE INITIAL SYSTEM IS TO BE INSTALLED WITHIN THE BOUNDARIES OF AREA ① AND AREA ② IS TO BE USED AS RESERVE FOR FUTURE USE IF NECESSARY.

NOTE:
THE AREAS DESIGNED FOR THE INSTALLATION OF THE SEPTIC TILE ABSORPTION SYSTEMS ARE TO ENSURE SUFFICIENT SOIL FOR SEPTIC DISPOSAL IS TO BE FULL APPROVAL OF SEPTIC INSTALLATION IS TO BE ALLOWED WITHIN THESE AREAS.

NOTE:
THE SUBDIVISION IS APPROVED FOR SINGLE FAMILY RESIDENCES ONLY. ANY ADDITIONAL DEVELOPMENT OF THE PROPERTY SHALL BE SUBJECT TO ADDITIONAL REVIEW AND APPROVAL BY THE METROPOLITAN PLANNING COMMISSION.

PLAT



Graphic Scale

200' 100' 0' 100' 200' 300'

DEED REFERENCE

CLIFFORD M. FERRISS JR., ETUX
DB 5410, PG 382 RODCT
MAP 48, PARCEL 168.00 TAODCT
CLIFFORD M. FERRISS
DB 4832, PG 570, RODCT
MAP 48, PARCEL 191.00 TAODCT
ZONED AR-2A

NOTE: BUILDING SETBACK TO BE DETERMINED BY METRO ZONING REGULATIONS

•••••• OWNER'S CERTIFICATE ••••••

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN HEREON AS EVIDENCED BY [illegible] R.O.D.C. TENNESSEE AND THAT I HAVE CAUSED THE SUBDIVISION OF THE PROPERTY AS SHOWN HEREON TO BE MADE, DEDICATE ALL PUBLIC WAYS & EASEMENTS AS SHOWN HEREON. NO LOT OR LOTS AS SHOWN HEREON SHALL BE SOLD, CONVEYED, SUBDIVIDED, RESUBDIVIDED, ALTERED OR CHANGED SO AS TO PRODUCE LESS AREA THAN HEREBY ESTABLISHED UNLESS A SYSTEM OF SEWERS IS INSTALLED AND MADE AVAILABLE TO SUCH LOT OR LOTS OR OTHERWISE APPROVED BY THE METROPOLITAN PLANNING COMMISSION AND NO SUCH CONDITION SHALL SUCH LOT OR LOTS BE SOLD, CONVEYED, SUBDIVIDED, ALTERED OR CHANGED SO AS TO PRODUCE LESS AREA THAN PRESCRIBED BY THE RESTRICTIVE COVENANTS AS OF RECORD IN BOOK 4th PAGE N.A., R.O.D.C.T., RUNNING WITH THE TITLE TO THE PROPERTY.

NAME: Clifford Ferriss DATE: 4-3-90
Barbara Ferriss

•••••• SURVEYOR'S CERTIFICATE ••••••

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

NAME: Tommy E Walker DATE: 2/26/90

••••••• COMMISSION'S APPROVAL •••••••

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

BY: J. Jeff Brownsey DATE: 5/29/90

•••••••••••••• RECORD ••••••••••••••

RECORDED 5/29/90, BOOK 6200, PAGE 945 THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

PARCELS SHOWN THUS (000) PERTAIN TO TAX MAP 48 TABSET.

TOMMY E. WALKER & ASSOCIATES
LAND SURVEYORS
P.O. BOX 495 RIDGETOP, TENNESSEE
615/859-0198

TOMMY E. WALKER REGISTERED LAND SURVEYOR TENNESSEE NO. 1465

SUBDIVISION NO. 90S-073G

FINAL PLAT
of

FERRISS ACRES

13th CIVIL DISTRICT
DAVIDSON COUNTY TENNESSEE

CLIFFORD FERRISS
OWNER / DEVELOPER
615/256-0116

2/26/90	1" = 100'	T. E. W.

REV. 4/11/90 REV. 5/8/90