OWNER'S CERTIFICATE

I (We) hereby certify that I am (we are) the Owner(s) of the property shown hereon as evidenced in Book 11181, Page 369, R.O.D.C., Tennessee, and adopt the plat of private elements as shown hereon and dedicate all public ways and easements as noted. No private element shown hereon shall again be further divided, altered or changed to produce less area than hereby established unless approved by the Metropolitan Planning Commission.

Name:

By:_____ Date:_____

By: Bob Haley Date: 4/19/99

SURVEYOR'S CERTIFICATE

I (We) hereby certify that the private element plat shown hereon is correct and that approved monument shown have been placed as indicated.

Name: RAGAN-SMITH-ASSOCIATES, INC.

By: Roger H. Fuqua Cert. # 502 Date: March 30, 1999

COMMISSION'S APPROVAL

Approved for record in the Register's Office of Davidson County, not a subdivision, but a plat of private elements in a horizontal property regime for reference in transferring title to the private elements.

By: Lawrence P. Nunn Date: 5/14/99

Assistant Executive Director

RECORD

Recorded 5/14/99, Book 11190, Page 70, of the Register's Office of Davidson County, Tennessee.

SUBDIVISION NO. 99S-198U

Bylaws	Book 11472	Page 889
Master Deed	Book 11472	Page 857
Homeowners Association Charter	Book 11472	Page 903
Attorneys Opinion	Book 11472	Page 903

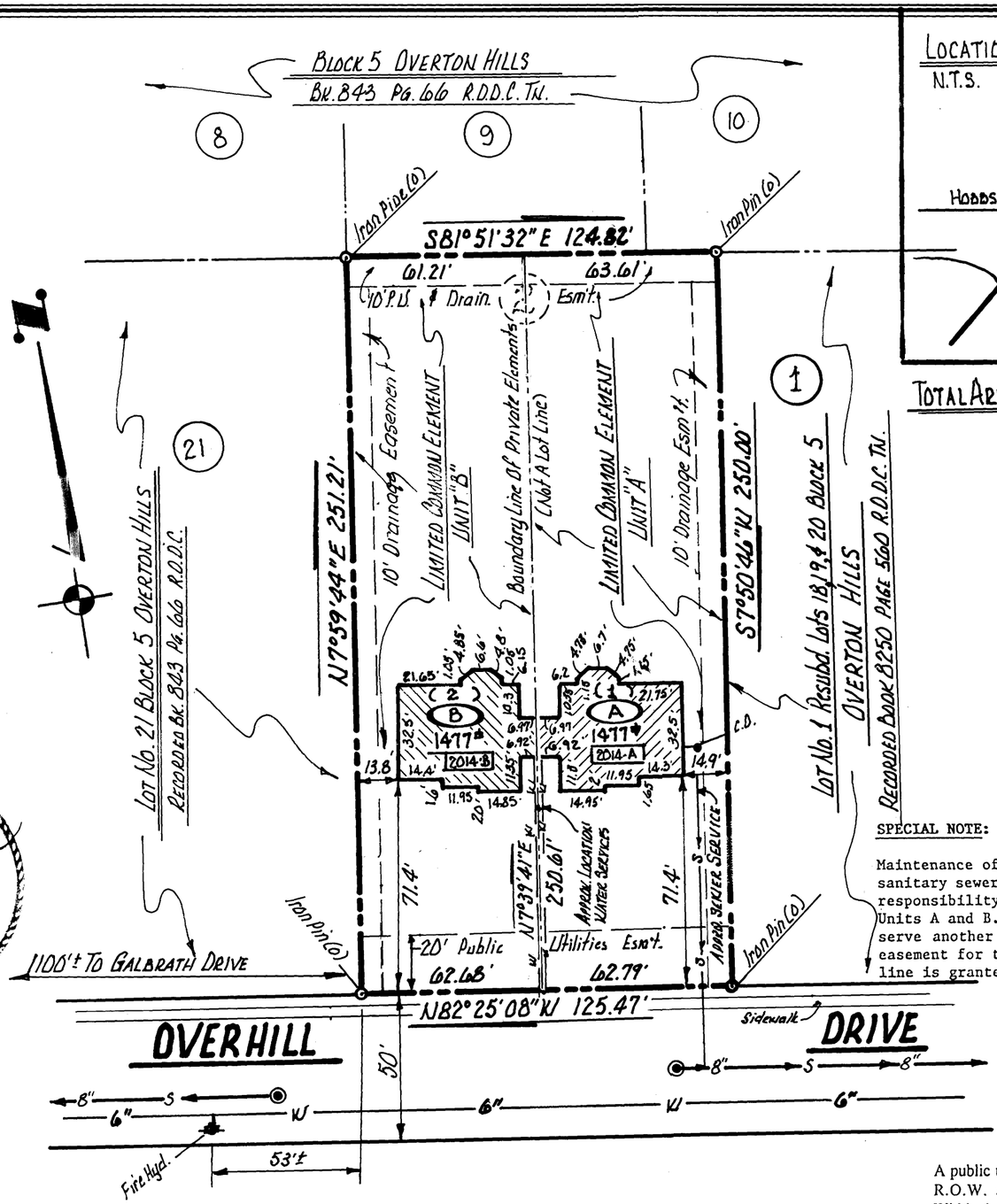
ROGER H. FUQUA REGISTERED LAND SURVEYOR TENNESSEE NO. 502 3-31-99

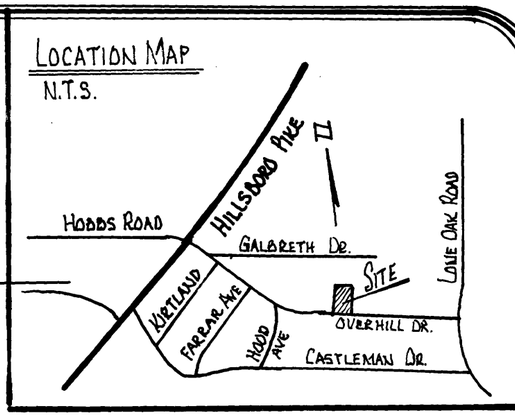
NOTES

1. Lot No. 2 Resubd. of Lots 18,19,& 20 Block 5 Overton Hills Recorded Bk. 8250,Pg, 560 R.O.D.C. Tn. Consist of Units "A" & "B".
2. 2014-A indicates street addresses assigned.
3. Numbers shown thus (00) pertain to Metropolitan Property Tax Map Number 131-2-E
4. (A) indicates unit identification.
5. This plat is being recorded for the purpose of establishing ownership rights under a Horizontal Property Act, TCA 66-27-101 Et Seq. as amended by Public Chapter No. 823, effective July 1, 1990.
6. Location of building units and private elements, as shown hereon.
7. Lines shown thus [---- — ----] denote boundary between private elements (not a lot line).
8. Lines shown thus [— • —] shall denote property line of overall property and shall constitute exterior boundary of private elements.
9. All units are served by public water and sewer from the Metropolitan Department of Water and Sewerage Services.
10. The recording of this plan amends Lot No. 2 Resubd. of Lots 18,19,& 20 Block 5 Overton Hills Recorded Bk. 8250,Pg, 560 R.O.D.C. Tn.
11. This parcel is not included in any area designated as "Flood Hazard" on the latest National Flood Insurance Program Maps received by me as of this date, Community Panel No. 470040-0277C Dated May 15,1984
12. BASE LOT BEING PARCEL 177 TAX MAP 131-2

GENERAL NOTES:

1. Create 2 Private Elements On One Lot
2. Any excavation, fill or disturbance of the existing ground elevation must be done in accordance with Stormwater Management Ordinance No. 78-840 and approved by the Metropolitan Department of Public Works.
3. Setback lines to be determined by the Metropolitan Zoning Ordinance.
4. Individual water and sanitary sewer lines will be required for each parcel.





TOTAL AREA = 31361 SQ. FT. OR 0.720 AC.

SPECIAL NOTE:

Maintenance of private water service lines and private sanitary sewer lines serving Units A and B shall be the responsibility of the individual property owners of Units A and B. If any service lines cross one unit to serve another unit, by the recording of this plan, an easement for the repair or replacement of said service line is granted.

N.E.S. EASEMENT

A public utility and drainage easement adjacent to all street R.O.W. shall hereby be made a part of this recording. Width shall be 20 feet except where side building setbacks on corner lots are 15 feet. Where the width of the easement shall be reduced to 15 feet for the length of the building envelope only, then return to a 20 foot width.

CORRESPONDENCE TO

Roger H. Fuqua, VP RLS
Ragan-Smith Assoc. Inc.
P.O. Box 60070
Nashville, Tn. 37206-0070
Pho 244/8591
} SURVEYORS

Bob Haley
108 Wellington Park
Nashville, Tn. 37215
Pho. 300/7707
} OWNER

Windsong

A PLANNED UNIT DEVELOPMENT

A HORIZONTAL PROPERTY REGIME (PRIVATE ELEMENT)

2014 OVERHILL DRIVE NASHVILLE TENN.

25TH COUNCILMANIC DISTRICT METRO. NASHVILLE-DAVIDSON CO. TN.

MR DAVID KLEINFELTER, COUNCILMAN

SCALE: 1" = 40'

99-038

6104

MARCH 30 1999

RAGAN-SMITH-ASSOCIATES, INC.
315 WOODLAND STREET
NASHVILLE, TENNESSEE 37206