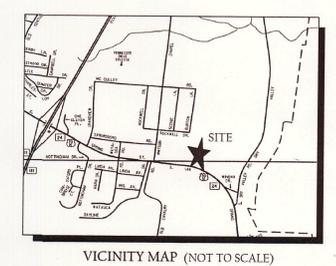
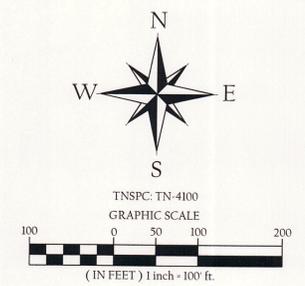
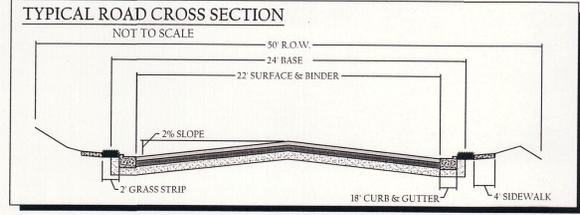


CERTIFICATE OF ACCURACY AND PRECISION

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY TO THE LEVEL OF ACCURACY REQUIRED BY THE COOKEVILLE PLANNING COMMISSION. I FURTHER CERTIFY THAT THE DEGREE OF PRECISION (LINEAR AND ANGULAR) MEETS THE STANDARDS REQUIRED OF AN URBAN AND SUBDIVISION AS ESTABLISHED BY THE TENNESSEE BOARD OF EXAMINERS FOR LAND SURVEYORS. I ALSO HEREBY CERTIFY THAT THE MONUMENTS AND PINS HAVE BEEN PLACED AS SHOWN HEREON, TO THE SPECIFICATIONS OF THE COOKEVILLE PLANNING COMMISSION.

9/21/17
DATE SIGNED

[Signature]
SURVEYOR'S SIGNATURE



SPECIAL FLOOD HAZARD AREA (SFHA) DETERMINATION

ACCORDING TO THE FEMA FIRM # 4714IC040D, DATED: MAY 16, 2007

CHECK ONE:

NO AREAS OF THE SUBJECT PROPERTY DEPICTED ON THIS PLAT ARE IN A SFHA

ALL OF THE SUBJECT PROPERTY DEPICTED ON THIS PLAT IS IN A SFHA

SHADED AREA(S) OF THE SUBJECT PROPERTY DEPICTED ON THIS PLAT ARE IN A SFHA

PARCEL REFERENCE

BEING ALL OF PARCEL 51.00, AS SHOWN ON PUTNAM COUNTY TAX MAP 052.

DEED REFERENCE

BEING THE SAME PROPERTY CONVEYED TO JANE ANN McBROOM AND SARA ELIZABETH PARKER, OF RECORD IN RECORD BOOK 726, PAGE 764, R.O.P.C., TN.

PLAT REFERENCE

BEING LOTS 55 & 56 OF A PLAT ENTITLED 'BURTON SUBDIVISION' OF RECORD IN PLAT CABINET A, SLIDE 10, R.O.P.C., TN.

ZONED RS-20

SINGLE FAMILY RESIDENTIAL DISTRICT
MINIMUM BUILDING SETBACKS
FRONT - 50' (MAJOR STREETS)
FRONT - 30' (RESIDENTIAL STREETS)
REAR - 30'
SIDE - 10' (ONE AND TWO STORY BUILDINGS)

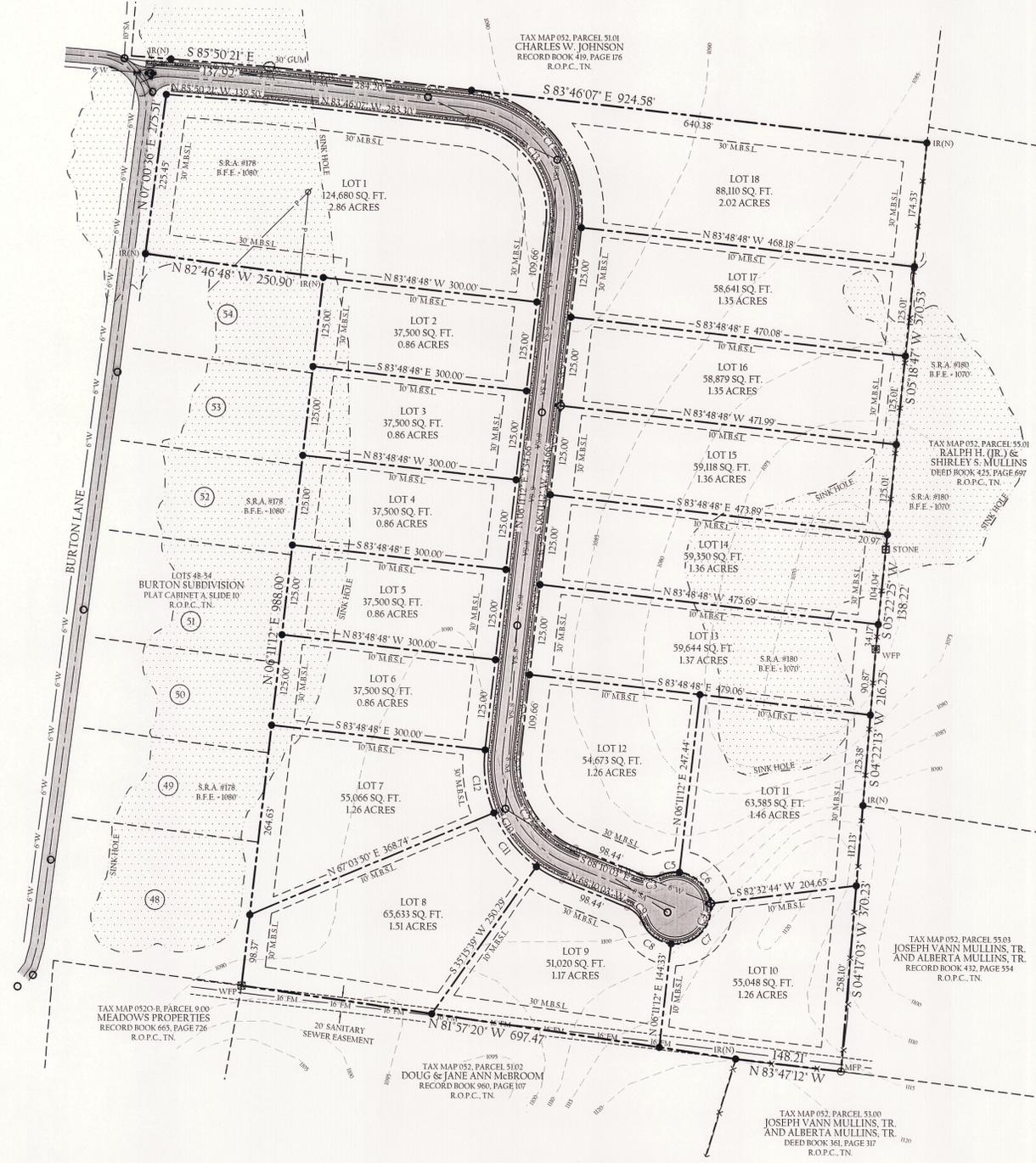
WHITTENBURG
LAND SURVEYING
214 EAST STEVENS STREET
COOKEVILLE, TN 38501
931-526-9000

GENERAL NOTES

- THE PURPOSE OF THIS PLAT IS TO CREATE EIGHTEEN (18) RESIDENTIAL LOTS.
- THIS SURVEY WAS PREPARED FROM THE CURRENT DEED OF RECORD AND DOES NOT REPRESENT A TITLE SEARCH OR A GUARANTEE OF TITLE AND IS SUBJECT TO ANY STATE OF FACTS A CURRENT TITLE SEARCH WILL REVEAL.
- THIS SURVEY IS SUBJECT TO ANY EASEMENTS, RIGHTS OF WAYS, RESTRICTIONS AND/OR EXCEPTIONS WHICH MAY AFFECT SAID PROPERTY.
- THIS PLAT DOES NOT PURPORT TO ADDRESS THE EXISTENCE, DETECTION OR DELINEATION OF ANY ENVIRONMENTAL PROBLEMS LOCATED WITHIN THE PERIMETER OF THE PROPERTY SHOWN HEREIN.
- THIS SURVEY WAS DONE IN COMPLIANCE WITH CURRENT TENNESSEE MINIMUM STANDARDS OF PRACTICE.
- LOCATIONS OF UTILITIES ARE APPROXIMATE. CONTACT THE APPROPRIATE UTILITY FOR LOCATION OF UNDERGROUND SERVICES.

LEGEND

● (R10)	1/2" IRON REBAR (NEW)
● (R10)	IRON PIPE (OLD)
○	PLANTED STONE
⊙	METAL FENCE POST
⊙	WOOD FENCE POST
⊙	WATER VALVE
⊙	FIRE HYDRANT
⊙	TREE
⊙	UTILITY POLE
—	POWER LINE
—	FENCE LINE
—	TELEPHONE LINE
—	WATER LINE
—	SEWER LINE
—	MINIMUM BUILDING SETBACK LINE
—	REGISTER'S OFFICE PUTNAM COUNTY, TN.
■	GRAVEL AREA
■	CONCRETE AREA
■	ASPHALT SURFACE



CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	175.00'	274.75'	247.39'	S 38°47'28" E	89°57'19"
C2	125.00'	162.22'	151.07'	S 30°59'26" E	74°21'15"
C3	40.00'	30.55'	29.81'	N 89°57'05" E	43°45'42"
C4	50.00'	233.46'	72.22'	S 21°49'57" W	267°31'25"
C5	50.00'	24.54'	24.29'	S 82°07'43" W	28°06'58"
C6	50.00'	66.64'	61.81'	N 45°38'02" W	76°21'32"
C7	50.00'	90.44'	78.61'	N 44°21'58" E	103°38'28"
C8	50.00'	51.84'	49.55'	S 54°06'35" E	59°24'27"
C9	40.00'	30.55'	29.81'	N 46°17'12" W	43°45'42"
C10	175.00'	227.10'	211.50'	N 30°59'26" W	74°21'15"
C11	175.00'	97.14'	95.89'	S 38°50'16" E	31°48'11"
C12	175.00'	88.95'	88.00'	S 08°22'29" E	29°07'22"
C13	125.00'	196.25'	176.71'	N 38°47'28" W	89°57'19"

PRELIMINARY SUBDIVISION PLAT
McCULLY FARMS
1st CIVIL DISTRICT,
PUTNAM COUNTY, TENNESSEE

DRAWN BY:	TLD	ACRES:	26.02
NUMBER OF LOTS:	18	JOB NUMBER:	17-310
PARCEL #:	TAX MAP 052, PARCEL 51.00	DATE:	08-07-2017
ADDRESS:	EAST SPRING STREET	SCALE:	1"=100'

DEVELOPER

RAY WEAR
783 COVE VIEW CIRCLE
COOKEVILLE, TN 38506
931-510-6135

ENGINEER

SCOTT NICHOLSON
CES
214 EAST STEVENS STREET
COOKEVILLE, TN 38501
931-526-9000

OWNERS

JANE ANN McBROOM AND
SARA ELIZABETH PARKER
333 S. MAPLE AVENUE
COOKEVILLE, TN 38501

SURVEYOR

TAYLOR DILLEHAY
WHITTENBURG LAND SURVEYING
214 EAST STEVENS STREET
COOKEVILLE, TN 38501
931-528-LAND

