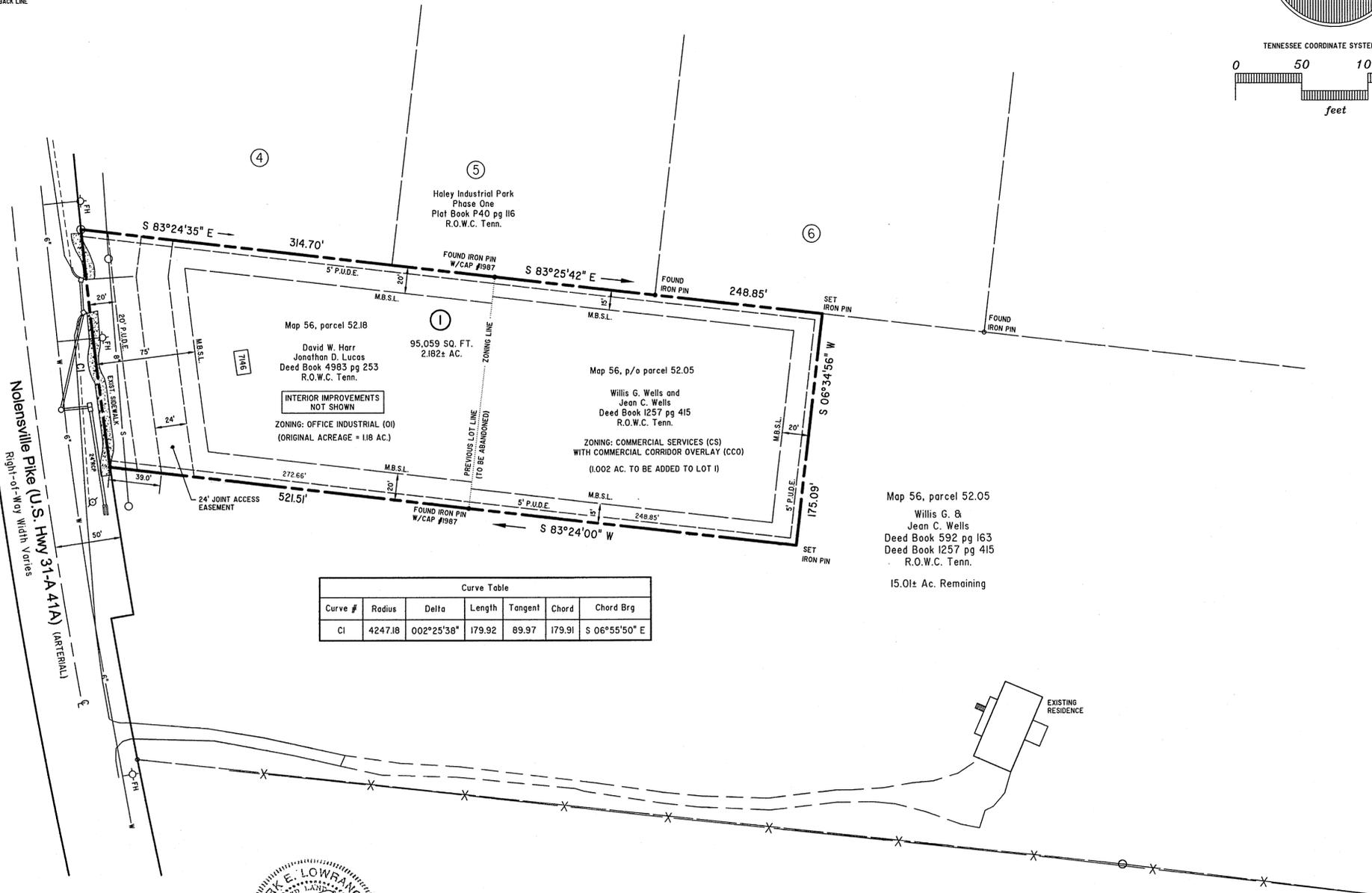
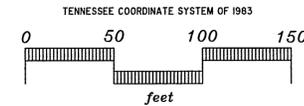


- Legend**
- SANITARY SEWER W/ MANHOLE
 - WATER LINE
 - FIRE HYDRANT
 - IRON PIN AT PROP. CORNER (1/2" DIA. REBAR W/CAP)
 - P.U.D.E. PUBLIC UTILITY AND DRAINAGE EASEMENT
 - M.B.S.L. MINIMUM BUILDING SETBACK LINE
 - 1234 STREET ADDRESS
 - ★ STREET LIGHT



GENERAL NOTES:

1. PROPERTY MAP 56, PARCEL 52.18 AND P/O PARCEL 52.05 17th CIVIL DISTRICT, WILLIAMSON COUNTY, TENNESSEE
2. OWNER/DEVELOPER: WILLIS G. WELLS 7150 NOLENSVILLE ROAD NOLENSVILLE, TENNESSEE 37135
DAVID W. HARR AND JONATHAN D. LUCAS 7146 NOLENSVILLE ROAD NOLENSVILLE, TENNESSEE 37135
3. ENGINEER/SURVEYOR: ANDERSON, DELK, EPPS & ASSOCIATES INC. 618 GRASSMERE PARK DRIVE, SUITE 4 NASHVILLE, TN 37211 (615) 331-0809
4. THE PURPOSE OF THIS PLAT IS TO INCORPORATE ADDITIONAL PROPERTY TO LOT 1 ON THE PLAN OF REVISED WILLIS WELLS PROPERTY, OF RECORD IN PLAT BOOK P50, PAGE 53, R.O.W.C. TENN.
5. SITE CONTAINS 95,059 SQUARE FEET OR 2.182 ACRES, MORE OR LESS.
6. EXISTING ZONING: OFFICE INDUSTRIAL (OI) AND COMMERCIAL SERVICES (CS) WITH COMMERCIAL CORRIDOR OVERLAY (CCO)
7. PROPERTY IS LOCATED WITHIN ZONE "X" AS SHOWN ON F.E.M.A. MAP No. 47187C0 235F, EFFECTIVE DATE SEPTEMBER 29, 2006.
8. MINIMUM BUILDING SETBACKS: (OFFICE INDUSTRIAL) FRONT (ARTERIAL) = 75' SIDE = 20' REAR = 20'
MINIMUM BUILDING SETBACKS: (CS WITH CCO) FRONT (ARTERIAL) = 56' SIDE = 15' REAR = 20'
9. ALL PROPERTY AND LOT CORNERS SHOWN HEREON ARE MONUMENTED WITH IRON PINS (1/2" DIAMETER REBAR WITH CAP), SET THIS SURVEY, UNLESS OTHERWISE NOTED.
10. THIS PROPERTY IS SUBJECT TO ANY FINDINGS OF AN ACCURATE TITLE SEARCH. NO TITLE WORK FURNISHED TO SURVEYOR PRIOR TO SURVEY.
11. THIS IS A CATEGORY "T" SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS GREATER THAN 1:10,000.
12. THE RECORDING OF THIS PLAT VOIDS, VACATES, AND SUPERCEDES THE RECORDING OF REVISED WILLIS WELLS PROPERTY, OF RECORD IN PLAT BOOK P50, PAGE 53, R.O.W.C. TENN.
13. INDIVIDUAL SANITARY SEWER SERVICE LINES ARE REQUIRED FOR EACH PARCEL.

Curve Table					
Curve #	Radius	Delta	Length	Tangent	Chord
C1	4247.18	002°25'38"	179.92	89.97	179.91



CERTIFICATE OF APPROVAL OF SUBDIVISION NAME AND STREET NAMES		CERTIFICATE FOR ADDRESSES	
Subdivision Name and Street Names Approved by Williamson County Emergency Communications...		I hereby certify that the addresses denoted on this final plat are those assigned by the Town of Nolensville	
Authorized Approving Agent	Date	Authorized Approving Agent	Title

CERTIFICATE OF ACCURACY		CERTIFICATE OF APPROVAL OF METRO NASHVILLE DEPARTMENT OF WATER AND SEWERAGE SERVICES	
I hereby certify that the plan shown and described hereon is a true and correct survey to the accuracy required by the Nolensville Planning Commission and that the monuments have been or will be placed as shown hereon, to the specifications of the subdivision regulations, approved by the Town Engineer.		I hereby certify that the following sanitary sewer systems outlined or indicated on the final subdivision plat entitled "REVISION 2, WILLIS WELLS PROPERTY", have been installed in accordance with Metro Department of Water & Sewerage Services standards and specifications and/or state government requirements or that a performance agreement and letter of credit has been posted with Metro Nashville Department of Water & Sewerage Services to assure completion of all required sanitary sewer improvements in case of default.	
Owner(s) Willis G. Wells	Date	Town Engineer	Town Planner
Owner(s) David W. Harr	Date	Water System	Name, Title, and Agency of authorized approving Agent
Owner(s) Jonathan D. Lucas	Date		

CERTIFICATE OF APPROVAL OF STREETS AND DRAINAGE		CERTIFICATE OF APPROVAL OF UTILITY SYSTEMS	
I hereby certify: (1) That all streets and drainage facilities designated on this Final Subdivision Plat have been installed in an acceptable manner and according to the Town of Nolensville Roadway & Drainage Regulations or (2) That a surety bond has been posted with the Planning Commission to assure completion of all required improvements in case of default.		I hereby certify that the following utility systems outlined or indicated on the final subdivision plat entitled "REVISION TWO WILLIS WELLS PROPERTY" have been installed in accordance with current local and/or state government requirements or that a surety bond has been posted with the Planning Commission to assure completion of all required improvements in case of default. Also, I certify that the hydraulic design criteria specified in Section 5.5 and Section 5.6 of the Nolensville Subdivision Regulations have been met.	

CERTIFICATE OF APPROVAL FOR RECORDING	
I hereby certify that the subdivision plat shown hereon has been found to comply with the Subdivision Regulations for Nolensville, Tennessee, with the exception of such variances, if any, as are noted in the minutes of the Planning Commission and that it has been approved for recording in the Office of the Williamson County Register.	
Date	Secretary, Planning Commission

Revision Two Willis Wells Property

FINAL SUBDIVISION PLAT			
TOWN OF NOLENSVILLE PLANNING COMMISSION			
TOTAL ACRES 2.182	TOTAL LOTS 1	ACRES NEW ROADS 0	FEET NEW ROADS 0
OWNER David W. Harr and Willis Wells	CIVIL DISTRICT 17TH	SURVEYOR ANDERSON, DELK, EPPS & ASSOC.	CLOSURE ERROR 1:10,000+
SCALE: 1" = 50'	DATE AUGUST 5, 2016	REVISIONS	