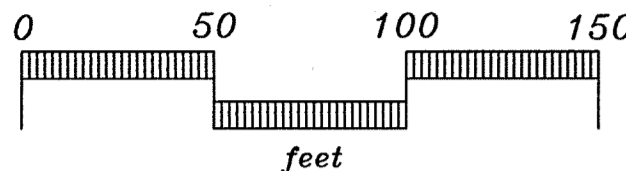


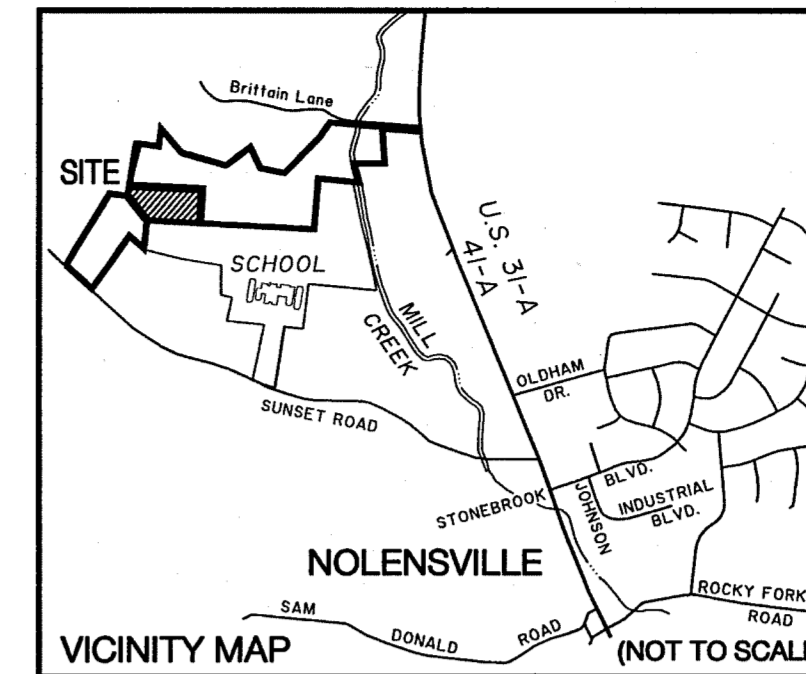


TENNESSEE COORDINATE SYSTEM OF 1983



GENERAL NOTES:

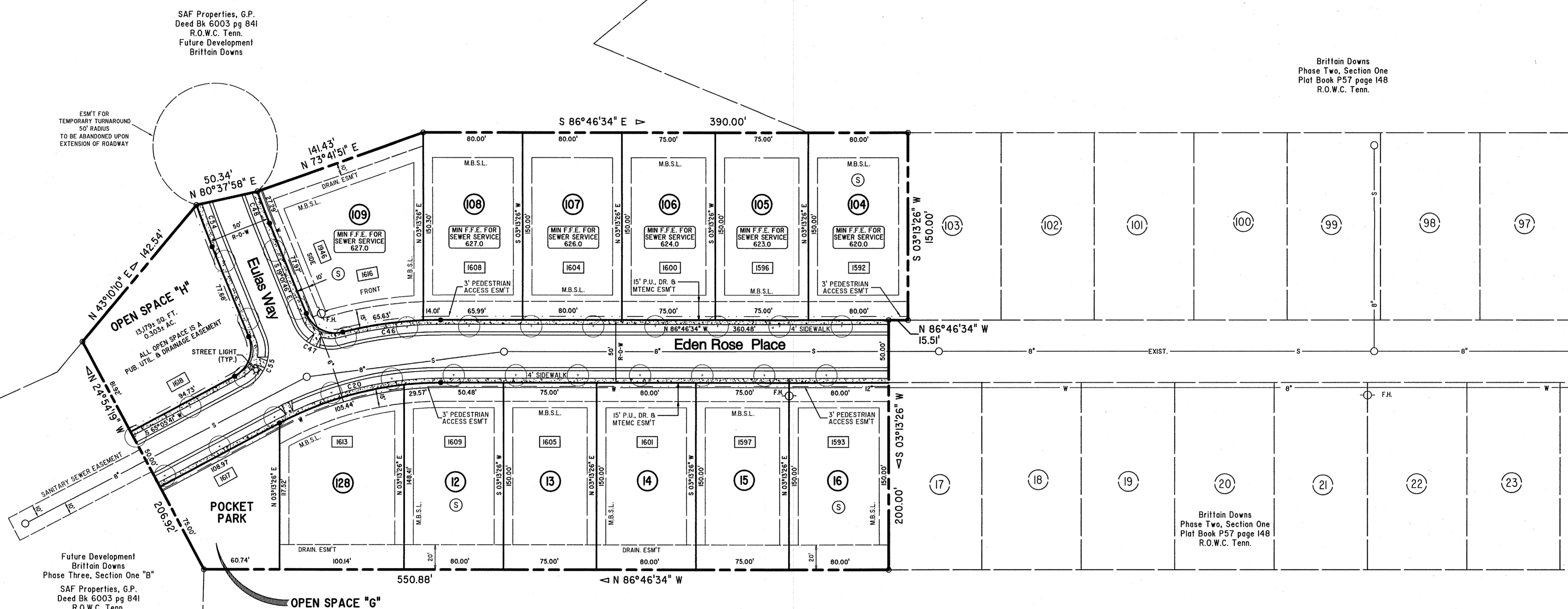
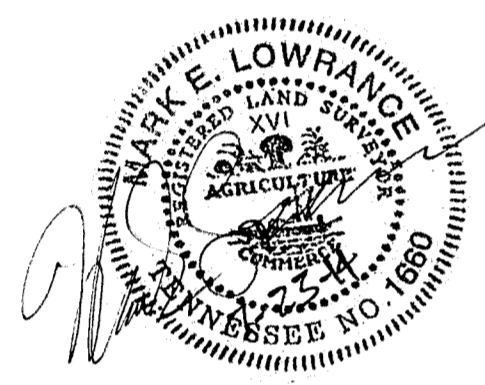
- 1. PROPERTY MAP 56, P/O PARCEL 2614 17TH CIVIL DISTRICT, WILLIAMSON COUNTY, TENNESSEE
2. OWNER/DEVELOPER: SAF PROPERTIES G.P. 7177 NOLENSVILLE ROAD B3 NOLENSVILLE, TENNESSEE 37135 (615) 776-7375
3. ENGINEER/SURVEYOR: ANDERSON, DELK, EPPS & ASSOCIATES INC. 618 GRASSMERE PARK DRIVE, SUITE 4 NASHVILLE, TN 37228 (615) 331-0809
4. TOTAL NUMBER OF LOTS PROPOSED: 12
5. ACREAGE TABULATION: TOTAL ACREAGE 4.690± ACRES. OPEN SPACE PROVIDED 0.479± ACRES.
6. THIS PROPERTY IS LOCATED IN ZONE "X" AS SHOWN ON F.E.M.A. MAP No. 47187C0 235F, EFFECTIVE DATE SEPTEMBER 29, 2006.
7. MINIMUM BUILDING SETBACKS: FRONT = 20' FOR GARAGES FACING R-O-W SIDE = 7.5' (ADJ. TO LOT) 15' (ADJ. TO R-O-W) REAR = 20'
8. STREET TREES SHALL BE PROVIDED AT THE AVERAGE RATE OF 1 PER 50 FEET. EXISTING TREES WITHIN 10 FEET OF THE R-O-W MAY BE USED TO MEET THIS REQUIREMENT IF SO APPROVED BY THE PLANNING COMMISSION.
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 "1" SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS GREATER THAN 1:10,000.
12. (S) DENOTES THAT LOT SHALL HAVE SIDE OR REAR LOADED GARAGE. (30% REQUIRED) REQUIRED THIS SECTION: 4 (13x 12= 3.6) PROVIDED THIS SECTION: 4
14. DEVELOPER MUST CONSTRUCT MAIN ENTRY ROADS OFF SUNSET ROAD AND BRITAIN LANE TO A PAVEMENT WIDTH OF 26 FEET. AN ADDITIONAL ACCESS EASEMENT IS HEREBY ESTABLISHED TO COVER THE REQUIRED SIDEWALK PLACEMENT. ALL OTHER STREET CROSS-SECTIONS SHALL HAVE A PAVEMENT WIDTH OF 24 FEET.
15. GARAGE FACINGS MUST BE SET BACK 30 FEET FROM RIGHT-OF-WAY.
16. GARAGE FACINGS ON FRONT LOADED GARAGES MUST BE RECESSED 3 FEET FROM THE FRONT FACADE.
17. SIDEWALKS WILL BE CONSTRUCTED ON BOTH SIDES OF THE ROADWAY ON ALL CUL-DE-SACS.
18. ALL HOUSES SHALL BE PROVIDED AN AUTOMATIC SPRINKLER SYSTEM IN ACCORDANCE WITH NOLENSVILLE ORDINANCES.



Brittain Downs Phase Two, Section One Plat Book P57 page 148 R.O.W.C. Tenn.

Lot Data

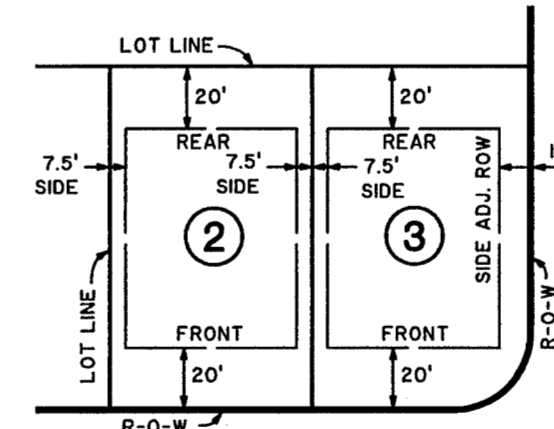
Table with 3 columns: LOT NO., LOT SQ. FT., ACRES. Lists lots 12 through 23 with their respective square footages and acreages.



- Legend: SANITARY SEWER W/ MANHOLE, WATER LINE, FIRE HYDRANT, RIGHT-OF-WAY MARKER, IRON PIN AT PROP. CORNER, P.U.D.E. PUBLIC UTILITY AND DRAINAGE EASEMENT, STREET ADDRESS, STREET TREE, STREET LIGHT, (S) DENOTES THAT LOT SHALL HAVE SIDE-LOADED GARAGE.

Curve Data

Table with columns: NUMBER, DELTA, RADIUS, ARC, TANGENT, CHORD, CHORD BRG. Lists curve data for C20 through C55.



CERTIFICATE OF COMMON AREAS DEDICATION, CERTIFICATE OF APPROVAL OF SUBDIVISION NAME AND STREET NAMES, CERTIFICATE FOR ADDRESSES. Includes fields for owner, date, and approving agent.

CERTIFICATION OF THE APPROVAL OF ELECTRIC PROVIDER. Includes a field for the electric provider's name and date.

CERTIFICATE OF OWNERSHIP AND DEDICATION, CERTIFICATE OF ACCURACY, CERTIFICATE OF APPROVAL OF METRO NASHVILLE DEPARTMENT OF WATER AND SEWERAGE SERVICES. Includes signatures and dates.

CERTIFICATION OF THE APPROVAL OF STREETS AND DRAINAGE. Includes fields for town engineer and town planner.

CERTIFICATE OF APPROVAL OF UTILITY SYSTEMS. Includes a field for the water system.

CERTIFICATE OF APPROVAL FOR RECORDING. Includes a field for the secretary of the planning commission.

Phase Three, Section One "A" Brittain Downs. Planned Unit Development Base Zoning: SR. FINAL SUBDIVISION PLAT. TOWN OF NOLENSVILLE PLANNING COMMISSION. TOTAL ACRES 4.690±, TOTAL LOTS 12. Includes a scale bar and revision table.