

PLAT NOTES:

- BEING ALL OF RESERVE PARCEL 1 AND RESERVE PARCEL 2, RESUBDIVISION OF LOTS 2 AND 4, STONES RIVER MALL, P.B. 16, PG. 213 CONVEYED TO W. AND O. INVESTMENTS, IN DB 552, PG. 235 REGISTERS' OFFICE, RUTHERFORD COUNTY, TENNESSEE, MAP 91, PARCEL 8.01 & 8.03.
- BEING ALL OF LOT 3, STONES RIVER MALL, P.B. 14, PG. 11, CONVEYED TO W. AND O. INVESTMENTS, IN DB 552, PG. 246 SAID REGISTERS' OFFICE, MAP 91, PARCEL 8.02.
- BEING ALL OF THE LANDS CONVEYED BY JAMES L. RUNGEE, SR., TO W. AND O. INVESTMENTS, IN DB 552, PG. 144 SAID REGISTERS' OFFICE, MAP 91, PARCEL 5.01.
- BEING ALL OF THE LANDS CONVEYED BY LOGAN H. HICKERSON, ET UX STEPHANIE, TO W. AND O. INVESTMENTS, IN DB 552, PG. 207 SAID REGISTERS' OFFICE, MAP 91, PARCEL 4.01.
- PORTIONS OF THE HEREON SHOWN SITE LIES WITHIN THE 100 YEAR FLOOD ZONE, AS EVIDENCED ON COMMUNITY-PANEL 470168 0010 C, OF THE FLOOD INSURANCE RATE MAP, AS PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, DATED JUNE 2, 1994.
- PORTIONS OF THE HEREON SHOWN SITE LIE WITHIN THE BOUNDARIES DESIGNATED AS A FLOODWAY, AS EVIDENCED ON FLOODWAY MAP-PANEL 470168 0003, AS PUBLISHED BY FEDERAL EMERGENCY MANAGEMENT AGENCY, DATED JULY 18, 1993.
- 100 YEAR FLOOD LINE, AND FLOODWAY LINE DIGITIZED OFF FLOOD INSURANCE RATE MAP (F.I.R.M.), DATED JUNE 2, 1994.
- THE RECORDATION OF THIS PLAT VOIDS, VACATES AND SUPERCEDES THAT OF LOTS 2, AND 4, PLAT OF RESUBDIVISION OF STONES RIVER MALL, P.B. 16, PG. 213 R.O.R.C., TENNESSEE.
- THE RECORDATION OF THIS PLAT VOIDS, VACATES AND SUPERCEDES THAT OF LOT 3, PLAT OF STONES RIVER MALL, P.B. 14, PG. 11, R.O.R.C., TENNESSEE.
- A PORTION OF THE RIGHT-OF-WAY OF STONES RIVER PLACE (AS NAMED ON PLAT OF RESUBDIVISION OF THIS PLAT, AND WITH THE AGREEMENT OF THE CITY OF MURFREESBORO PLANNING COMMISSION AND THE MAYOR OF MURFREESBORO.
- PROPERTY SUBJECT TO 150' WIDE T.V.A. TRANSMISSION LINE EASEMENT, CURRENTLY LEASED TO MIDDLE TENNESSEE ELECTRIC MEMBERSHIP CORP., OF RECORD IN D.B. 102, PG. 13, AND D.B. 102, PG. 459.
- PROPERTY SUBJECT TO ALL APPLICABLE EASEMENTS OR RESTRICTIONS AFFECTING LOTS 2, 3, AND 4, STONES RIVER MALL, P.B. 14, PG. 11, OTHER THAN THOSE DRAINAGE EASEMENTS CROSSING LOT 3, OF SAID PLAT; THOSE INDICATED AND SHOWN HEREON HAVE BEEN APPROVED FOR CLOSURE AND ABANDONMENT BY THE CITY OF MURFREESBORO PLANNING COMMISSION.
- SUBJECT TO 20' WIDE SANITARY SEWER EASEMENT, DB 421, PG. 220, AND WILL BE VACATED WITH THIS PLAT AND THE APPROVAL OF MURFREESBORO WATER AND SEWER DEPARTMENT.
- SUBJECT TO INGRESS/EGRESS EASEMENTS, OF RECORD IN DB 327, PG. 185, DB 327, PG. 181, AND TO HAVE OVERLAY RIGHT-TO-CROSS EASEMENT OVER A PORTION OF SAME FOR BENEFIT OF LOTS 1, 4, 5, 6 AND 10, HOME DEPOT SUBDIVISION.
- SUBJECT TO INGRESS/EGRESS EASEMENT OF RECORD IN DB 315, PG. 860, AND DB 270, PG. 127; THESE EASEMENTS TO BE ABANDONED BY THIS PLAT.
- SUBJECT TO ANY OTHER EASEMENTS OR RESTRICTIONS, OF RECORD OR BY PRESCRIPTION, THAT A COMPLETE TITLE SEARCH MAY REVEAL.
- NO BUILDING PERMIT WILL BE ISSUED WITHOUT SITE PLAN APPROVAL BY THE CITY OF MURFREESBORO.
- ON FEBRUARY 1, 1995, THE CITY OF MURFREESBORO PLANNING COMMISSION VOTED IN FAVOR OF VACATION AND CLOSURE OF THE RIGHT-OF-WAY OF STONES RIVER PLACE, ON FEBRUARY 9, 1995, THE CITY COUNCIL APPROVED SAME.
- ALL OF RESERVE PARCEL 2, AND A PORTION OF RESERVE PARCEL 1, RESUBDIVISION LOTS 2 & 4 STONES RIVER MALL RECORDED P.B. 16, PG. 213, TO BE DEDICATED FOR RIGHT OF WAY MALL CIRCLE DRIVE.
- 9 LOTS, 1 RESERVE PARCEL, MALL CIRCLE DRIVE DEDICATION, TOTAL 33.575 ACRES
- ALL UTILITIES SHOULD BE VERIFIED WITH UTILITY OWNER PRIOR TO ANY CONSTRUCTION OR EXCAVATION.

CURVE TABLE

Name	Delta	Radius	Length	Bearing	Chord	Tangent
C-1	D=0°43'30"	5529.58	69.97	N 85°14'46" W	69.97	34.98
C-2	D=53°58'17"	195.00	183.69	S 60°53'01" W	176.97	99.30
C-3	D=7°47'03"	145.00	19.70	N 37°33'19" E	19.68	9.86
C-4	D=0°48'59"	5529.58	78.78	S 89°52'55" W	78.78	39.39
C-5	D=1°30'59"	5650.23	149.28	N 05°47'22" E	149.27	74.64
C-6	D=0°31'11"	5529.58	50.14	S 89°27'00" E	50.14	25.07
C-7	D=5°57'30"	237.00	24.65	S 22°11'48" E	24.64	12.33
C-8	D=5°12'03"	995.00	90.32	S 22°34'29" E	90.29	45.19
C-9	D=108°47'15"	60.00	113.92	N 34°25'10" E	97.56	83.79
C-10	D=6°41'31"	81.00	9.46	S 26°52'55" E	9.46	4.74
C-11	D=35°55'55"	169.00	165.98	S 48°11'38" E	104.26	54.80
C-12	D=30°12'32"	183.00	107.78	N 51°03'09" W	100.60	52.10
C-13	D=87°59'36"	30.00	46.07	S 79°56'32" E	41.68	28.97
C-14	D=21°10'38"	113.23	41.85	S 45°28'21" W	41.81	21.17
C-15	D=19°54'40"	195.00	67.77	S 77°54'49" W	67.43	34.23
C-16	D=30°41'58"	195.00	104.48	N 49°14'52" E	103.23	53.53
C-17	D=67°52'36"	25.00	29.62	S 31°45'27" W	27.92	16.82
C-18	D=90°00'00"	35.00	64.98	S 47°10'19" E	49.50	35.00
C-19	D=0°38'46"	5529.58	62.34	S 89°09'03" W	62.34	31.17
C-20	D=9°32'23"	215.00	35.80	S 44°16'08" E	35.76	17.94
C-21	D=43°07'58"	290.00	218.31	N 70°38'20" W	213.20	114.82
C-22	D=43°07'58"	210.00	188.09	S 70°38'20" E	154.38	83.00
C-23	D=46°52'02"	135.00	110.43	S 25°36'20" E	107.38	58.51
C-24	D=47°43'53"	25.00	20.83	S 21°41'37" E	20.23	11.06
C-25	D=47°43'53"	25.00	20.83	S 21°41'37" E	20.23	11.06
C-26	D=47°43'53"	25.00	20.83	S 21°41'37" E	20.23	11.06
C-27	D=47°43'53"	25.00	20.83	S 21°41'37" E	20.23	11.06
C-28	D=23°27'00"	40.00	16.37	S 09°31'54" W	16.26	8.30
C-29	D=23°26'09"	80.00	32.72	S 09°32'20" W	32.49	16.59
C-30	D=36°52'12"	50.00	32.18	S 20°36'25" E	31.67	16.67

LINE TABLE

Name	Angle	Distance
L-1	N 33°47'24" E	56.00
L-2	N 39°50'17" E	124.36
L-3	S 66°09'36" E	24.34

LOT AREA TABLE

LOT #	ACREAGE	SQUARE FEET
1	10.20	444,494
2	2.06	86,559
3	0.67	29,370
4	5.11	222,450
5	4.31	187,696
6	2.61	113,551
7	1.81	78,664
8	1.51	65,628
9	1.22	53,038

**CERTIFICATE OF OWNERSHIP AND DEDICATION**  
 I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.  
 DATE: 6/30/95  
 OWNER: James L. Rungee, Sr.  
 OWNER: W. and O. Investments

**CERTIFICATE OF ACCURACY**  
 I HEREBY CERTIFY THAT THIS IS A CATEGORY 1 SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS 1:10,000 AS SHOWN HEREON. I ALSO CERTIFY THAT THE MONUMENTS HAVE BEEN, OR WILL BE, PLACED AS SHOWN TO THE SPECIFICATIONS OF THE CITY ENGINEER.  
 DATE: 6/30/95  
 REGISTERED LAND SURVEYOR: Billy M. Young

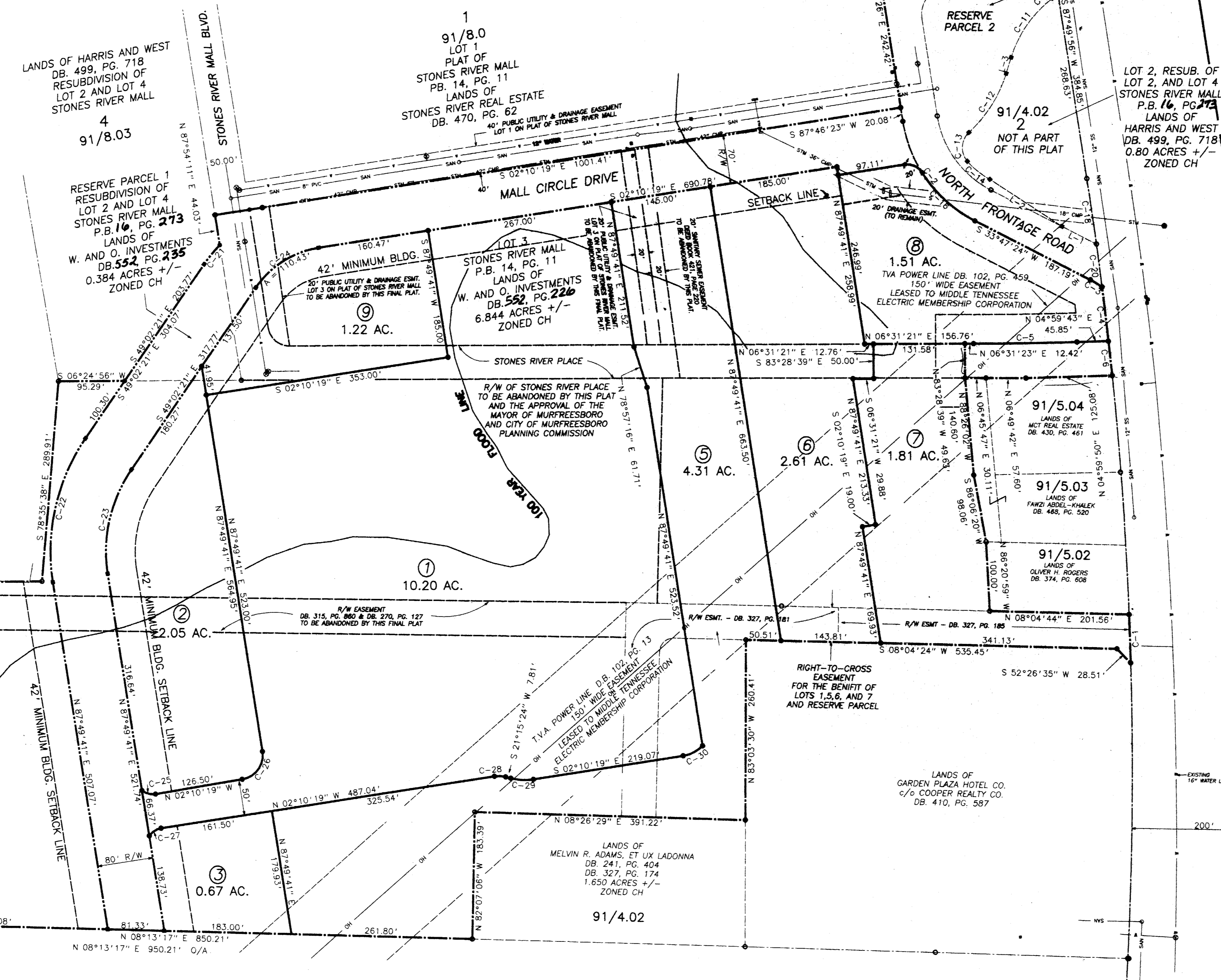
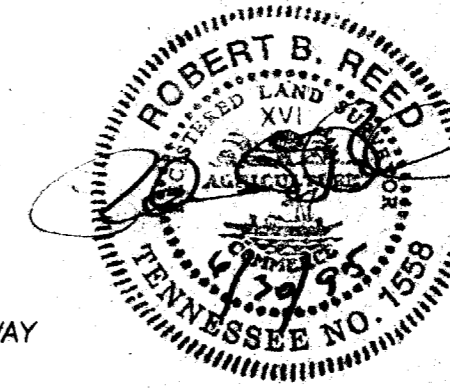
**CERTIFICATE OF THE APPROVAL OF STREETS AND DRAINAGE**  
 I HEREBY CERTIFY: (1) THAT STREETS, DRAINAGE STRUCTURES, AND DRAINAGE IMPROVEMENTS FOR THE SUBDIVISION SHOWN HEREON HAVE BEEN INSTALLED IN ACCORDANCE WITH CITY SPECIFICATIONS, OR (2) THAT A SURETY FOR THESE IMPROVEMENTS HAS BEEN POSTED WITH THE CITY OF MURFREESBORO TO ASSURE COMPLETION OF SAME.  
 DATE: 30 June 95  
 CITY ENGINEER: Billy M. Young

**CERTIFICATE OF APPROVAL OF WATER SYSTEMS**  
 I HEREBY CERTIFY THAT: (1) THE WATER LINES AND APPURTENANCES FOR THE SUBDIVISION SHOWN HEREON HAVE BEEN INSTALLED IN ACCORDANCE WITH CITY CODES AND SPECIFICATIONS AND THE TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION COMMUNITY PUBLIC WATER SYSTEMS DESIGN CRITERIA, OR (2) THAT A SURETY FOR THESE IMPROVEMENTS HAS BEEN POSTED WITH THE CITY OF MURFREESBORO TO ASSURE COMPLETION OF SAME AND THAT THE LAND SHOWN TO BE SUBDIVIDED HEREON IS WITHIN THE WATER SERVICE JURISDICTION OF MURFREESBORO WATER AND SEWER DEPARTMENT.  
 DATE: 6/30/95  
 MURFREESBORO WATER & SEWER OFFICIAL: Murray E. Cate

**CERTIFICATE OF APPROVAL OF SEWER SYSTEMS**  
 I HEREBY CERTIFY THAT: (1) THE SEWER LINES AND APPURTENANCES FOR THE SEWER SYSTEM OF THE SUBDIVISION SHOWN HEREON HAVE BEEN INSTALLED IN ACCORDANCE WITH CITY CODES AND SPECIFICATIONS AND REQUIREMENTS OF THE TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION, DESIGN CRITERIA FOR SEWAGE WORKS; (2) THAT A SURETY FOR THESE IMPROVEMENTS HAS BEEN POSTED WITH THE CITY OF MURFREESBORO TO ASSURE COMPLETION OF SAME; OR (3) THAT A SUBSURFACE SEWAGE SYSTEM WILL BE PERMITTED SUBJECT TO THE APPROVAL OF THE LOCAL HEALTH AUTHORITY.  
 DATE: 6/30/95  
 MURFREESBORO WATER AND SEWER OFFICIAL: Murray E. Cate

**CERTIFICATE OF APPROVAL FOR ELECTRIC POWER**  
 I HEREBY CERTIFY THAT THE SUBDIVISION SHOWN HEREON HAS BEEN APPROVED BY THE MURFREESBORO ELECTRIC DEPARTMENT (MED) FOR ELECTRIC POWER SERVICE, THAT THE SUBDIVISION IS WITHIN THE SERVICE AREA OF MED, AND THAT MED IS ABLE TO PROVIDE ELECTRIC POWER SERVICE TO THE SUBDIVISION SUBJECT TO THE OWNER COMPLYING WITH THE APPLICABLE RULES AND REGULATIONS OF MED. NO ELECTRIC POWER SERVICE WILL BE PROVIDED UNTIL MED'S REQUIREMENTS FOR ELECTRIC POWER SERVICE HAVE BEEN MET.  
 DATE: 6/30/95  
 ELECTRIC POWER SYSTEM OFFICIAL: W. Larry Johnston

**CERTIFICATE OF APPROVAL FOR RECORDING**  
 I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR THE CITY OF MURFREESBORO, 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 COUNTY REGISTER OF DEEDS.  
 DATE: 6/30/95  
 PLANNING COMMISSION SECRETARY: Joseph D. Gaudin



**SYMBOLS LEGEND**  
 ● IRON PIN SET  
 ○ IRON PIN FOUND  
 ○ CONC. MONUMENT FOUND  
 91/0.00 TAX MAP/PARCEL

Scale 1" = 100'

RECORDING FEE 20.00  
 STATE TAX  
 REGISTER'S FEE  
 TOTAL PAID 20.00  
 RECEIPT NO. 30135

MARK H. MOSHEA, REGISTER  
 RUTHERFORD COUNTY, TENNESSEE  
 Received July 10 1995  
 Time 10:26 A.M.  
 Notebook 46 Page 217  
 Plat Book 17 Page 100  
 Deputy Nenna Stem

SEC, Inc. SITE ENGINEERING CONSULTANTS  
 ENGINEERING • SURVEYING • LAND PLANNING

105 NORTH MAPLE, PUBLIC SQUARE • MURFREESBORO, TENNESSEE 37130  
 PH (615) 890-7901 FAX (615) 895-2567

OWNER: W. AND O. INVESTMENTS  
 DEVELOPER: PHOENIX INVESTMENT CO.  
 1980 OLD FORT PARKWAY  
 MURFREESBORO, TN. 37129  
 PHONE: (615) 893-1130

**FINAL PLAT**  
**HOME DEPOT SUBDIVISION**  
 THE RESUBDIVISION OF  
 STONES RIVER MALL,  
 AND LANDS OF JAMES L. RUNGEE,  
 AND LOGAN H. HICKERSON  
 CITY OF MURFREESBORO  
 13th CIVIL DISTRICT  
 RUTHERFORD COUNTY, TENNESSEE

DATE OF RECORDING: July 10, 1995  
 TIME OF RECORDING: 10:26 A.M.

PLAT BOOK 17, PAGE 100

DATE: 6/30/95 FILE/LEVEL: ALLSUB/0300 DRAWN BY: HASE/RBR SCALE: 1"=100' SEC JOB NO.: 94208

For 2nd Resubdivision of Lot 4, see Plat Book 23, page 151.

17-1-00