

CURVE TABLE					
NUMBER	CHORD DIRECTION	CHORD LENGTH	RADIUS	LENGTH	DELTA
C1	S58°09'41"E	96.70'	130.00'	99.08'	043°40'04"
C2	S14°17'13"E	89.10'	130.00'	90.94'	040°04'52"

**CERTIFICATE OF OWNERSHIP AND DEDICATION**

I (We) hereby certify that I am (we are) the owner(s) of the property shown and described hereon as evidenced in Dead Book 691, Page 993, in the Register's Office of Madison County, Tennessee, and that I (we) hereby adopt this plan of subdivision with my (our) free consent, and that this plan constitutes offers of irrevocable dedication for all public roads, utilities, and other facilities shown hereon to public use or to private use as noted hereon, as required by the requirements and specifications set forth in the Subdivision and Land Development Regulations of the Three Way Municipal Regional Planning Commission.

Date: \_\_\_\_\_  
Moasland Farms, LLC

**ACKNOWLEDGEMENT OF OWNER(S) SIGNATURE**

State of Tennessee  
County of Madison

Personally appeared before me, the undersigned, a Notary Public, in and for the State and County mentioned, with whom I am personally acquainted, and who, upon oath, acknowledged such person to be the owner/developer, the within named bargainer, and that he/she as such owner/developer, executed the foregoing instrument for the purpose therein contained, by signing his/her name as owner/developer.

Witness my hand at office, this \_\_\_\_\_ day of \_\_\_\_\_

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

**CERTIFICATE OF APPROVAL OF STREET NAMES AND ADDRESSES**

I hereby concur that the street names and addresses depicted on this final plat have been reviewed and approved by the E911 Administrative Office.

Date: \_\_\_\_\_  
E-911 Administrative Office

**CERTIFICATE OF APPROVAL OF WATER SYSTEMS**

I hereby concur that the water system has been installed or proposed to be installed meeting the minimum requirements of the Jackson Energy Authority and hereby recommend approval of the final plat.

Date: \_\_\_\_\_  
Jackson Energy Authority

**CERTIFICATE OF APPROVAL OF SANITARY SEWERAGE SYSTEMS**

I hereby concur that the sanitary sewerage system has been installed or proposed to be installed meeting the minimum requirements of the Jackson Energy Authority and hereby recommend approval of the final plat.

Date: \_\_\_\_\_  
Jackson Energy Authority

**CERTIFICATE OF RECOGNITION OF EXISTING STREETS AND RIGHTS-OF-WAY**

I hereby recognize that the streets and rights-of-way depicted on this subdivision plot are existing and does not involve any new construction.

Date: \_\_\_\_\_  
City of Three Way Engineering Department

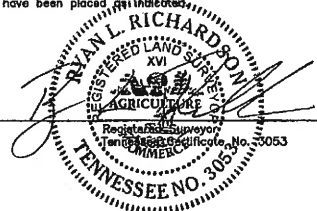
**CERTIFICATE OF FINAL PLAT APPROVAL FOR RECORDING**

I hereby certify that the final subdivision plat shown hereon has been reviewed by all applicable review agencies and has been approved by the Three Way Municipal Regional Planning Commission, with the exception of any variances and stipulations noted in the minutes of the Planning Commission and that this plat is hereby approved for recording in the office of the Register of Deeds for Madison County, Tennessee.

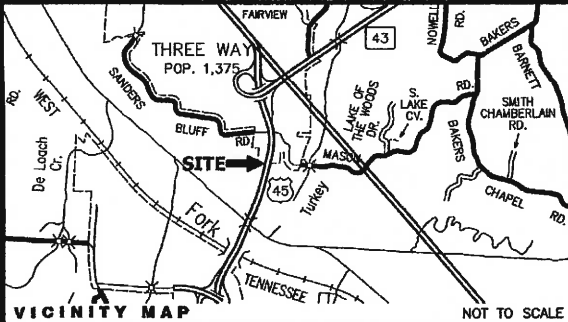
Date: \_\_\_\_\_  
Three Way Municipal Regional Planning Commission

**CERTIFICATE OF ACCURACY OF SURVEY**

I hereby certify by placing my seal and signature on this plat that it was prepared in accordance with the specifications and requirements of the Three Way Municipal Regional Planning Commission, and that the accuracy of the survey upon which it is based is in accordance with the requirements of the Standards of Practice as contained in the Rules of the Tennessee State Board of Examiners for Land Surveyors for a Category I survey. I further certify that all monuments have been placed as indicated.



**CERTIFICATE:**  
I hereby certify that this is a Category I Survey and that the ratio of precision of the unadjusted survey is 1:10,000 as shown hereon. This survey is compliant with the current Tennessee Minimum Standards of Practices and is correct to the best of my knowledge and belief.



**NOTES:**  
This survey was prepared without benefit of an abstract of title. No liability is assumed by the undersigned for loss relating to any matter that might be discovered by an abstract or title search of the property.

All deed book references shown hereon are recorded in the Register's Office of Madison County, Tennessee.

All iron pins set are 1/2" rebar with an identification cap stamped Surveying Services.

A portion of this property is located in a Special Flood Hazard Area, Zone "AE" per Flood Insurance Rate Map, Map No. 47113C0038E, Effective Date: August 3, 2009. The limits of Zone "AE" are shown per FEMA's National Flood Hazard Layer.

In no such manner shall any development take place within a depicted regulated Floodway without first receiving a No-rise Certificate from FEMA. All areas depicted as "AE" floodplain will need either elevation certificates for each structure or a Letter of Map Revision/Amendment (LOMR/LOMA) submitted by a surveyor and approved by FEMA.

**PROPERTY INFORMATION:**  
MOASLAND FARMS, LLC  
63 NORTH MADISON DRIVE  
THREE WAY, TN 38343  
TAX MAP 16, PARCEL 39.00 &  
TAX MAP 15F, GROUP A, PARCEL 8.00  
DEED BOOK 691, PAGE 993

**TURNER'S NORTH MADISON PARK**  
REVISED LOT 7  
PLAT BOOK 9, PAGE 283

**ZONING INFORMATION:**  
CURRENTLY ZONED: I-H  
(HEAVY INDUSTRIAL) DISTRICT

**SETBACKS:**  
FRONT: 50 FEET MINIMUM  
SIDE: 25 FEET MINIMUM  
REAR: 25 FEET MINIMUM



**LEGEND:**

○	ENDPOINT OF LINE
⊙	IPF IRON PIN, FOUND
⊙	IPS IRON PIN, SET

**REVISION NOTE:**  
This plat has been created to divide Lot 7 of Turner's North Madison Park Subdivision into 2 lots and to remove a drainage easement that was not in use.

**BENCHMARK NOTE:**  
The benchmark for the property shown hereon is a MAG Nail near the western curb of North Madison Drive north of the common corner of Lots 7 & 8 as shown hereon.  
North: 529052.01, East: 1124452.13, Elevation: 377.81

**REVISED FINAL PLAT**  
**TURNER'S NORTH MADISON PARK SUBDIVISION, LOT 7**

6TH CIVIL DISTRICT, MADISON COUNTY, TENNESSEE

TAX MAP 16F, PARCEL 39.00

TAX MAP 16F, GROUP A, PARCEL 6.00

2 LOTS - 9.44 ACRES ZONING: I-H

DRAWN BY: RYAN L. RICHARDSON DATE: 07/20/2023

SCALE: 1" = 100'

DWG. NO: 1999-008-7-FP-REV

0' 100' 250'

**SURVEYING SERVICES, INC.**  
JACKSON, TENNESSEE  
41 HERITAGE SQUARE  
(731) 664-0807