

BK/PG: P11/774-774
21003896

| | |
|-------------------|-------|
| PERSONAL PLAT | 0.00 |
| MOBILE NOTARY FEE | 0.00 |
| NOTARY FEE | 0.00 |
| TRANSFER TAX | 13.00 |
| RECORDING FEE | 8.00 |
| ADDITIONAL FEE | 2.00 |
| TOTAL AMOUNT | 23.00 |

STATE OF TENNESSEE, MADISON COUNTY
ANGIE BYERS
REGISTRAR OF DEEDS

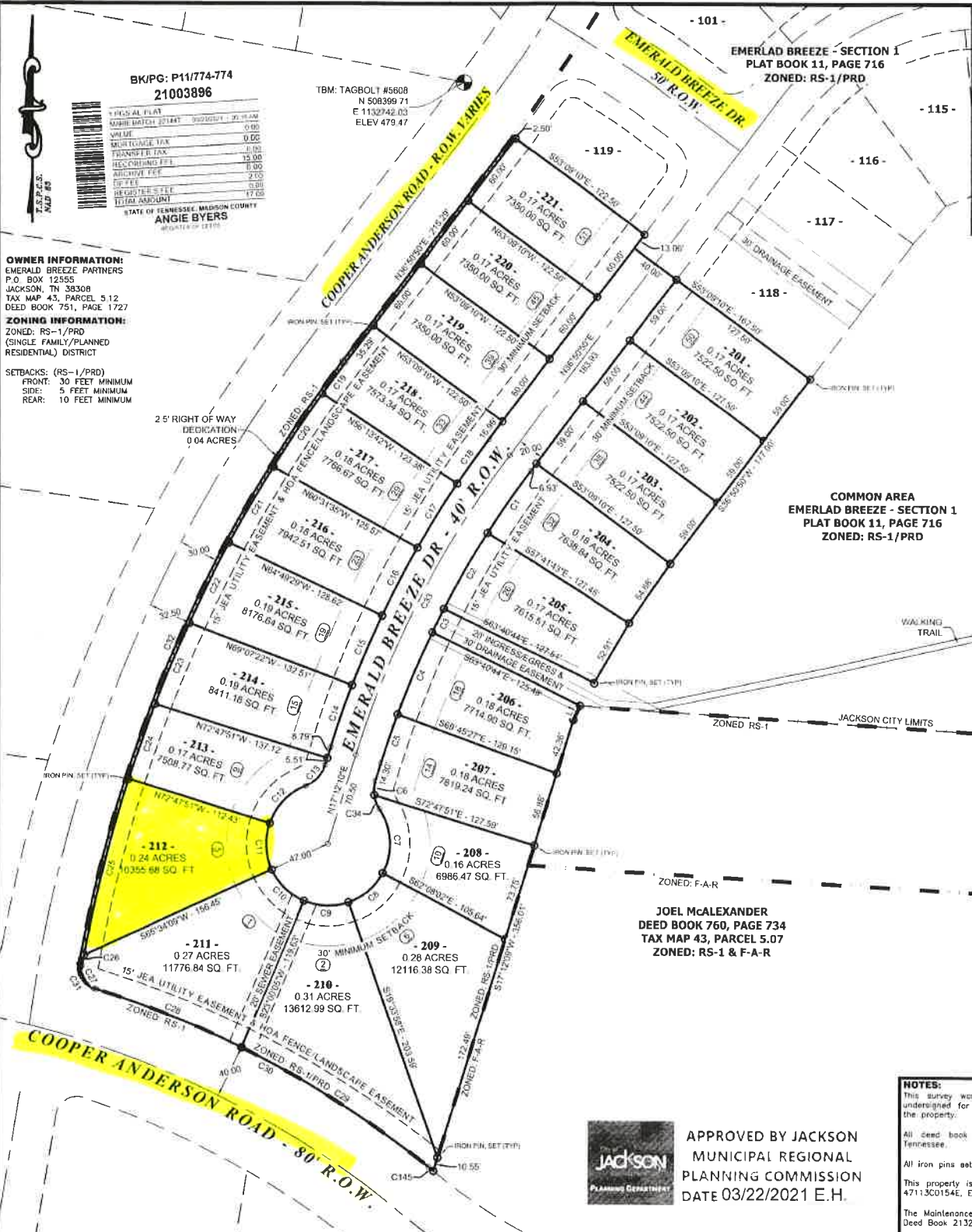
TBM: TAGBOLT #5608
N 508399.71
E 1132742.03
ELEV 479.47



OWNER INFORMATION:
EMERALD BREEZE PARTNERS
P.O. BOX 12555
JACKSON, TN 38308
TAX MAP 43, PARCEL 5.12
DEED BOOK 751, PAGE 1727

ZONING INFORMATION:
ZONED: RS-1/PRD
(SINGLE FAMILY/PLANNED RESIDENTIAL) DISTRICT

SETBACKS: (RS-1/PRD)
FRONT: 30 FEET MINIMUM
SIDE: 5 FEET MINIMUM
REAR: 10 FEET MINIMUM



| LINE NUMBER | DIRE | CURV |
|-------------|-------------|--------|
| L1 | S24°1' | |
| C1 | N34°34'33"E | 57.86 |
| C2 | N29°42'20"E | 66.21 |
| C3 | S26°19'16"W | 20.00 |
| C4 | N22°53'22"E | 67.42 |
| C5 | N16°43'22"E | 38.73 |
| C6 | N04°31'40"E | 10.97 |
| C7 | N03°07'28"W | 46.40 |
| C8 | N49°09'00"E | 34.12 |
| C9 | S88°16'57"E | 34.12 |
| C10 | S45°42'54"E | 34.12 |
| C11 | S02°34'10"E | 35.00 |
| C12 | S43°54'23"W | 39.15 |
| C13 | S42°51'42"W | 21.65 |
| C14 | S19°02'13"W | 49.29 |
| C15 | S23°01'13"W | 57.75 |
| C16 | S27°19'07"W | 57.75 |
| C17 | S31°37'01"W | 57.75 |
| C18 | S35°18'24"W | 41.40 |
| C19 | N36°03'27"E | 29.71 |
| C20 | N33°29'03"E | 67.12 |
| C21 | N29°54'37"E | 67.35 |
| C22 | N26°19'20"E | 67.65 |
| C23 | N22°44'50"E | 66.86 |
| C24 | N19°22'28"E | 60.04 |
| C25 | N14°08'02"E | 137.08 |
| C26 | N10°17'13"E | 7.60 |
| C27 | N31°22'46"W | 21.19 |
| C28 | N68°25'41"W | 118.76 |
| C29 | N57°45'23"W | 168.02 |
| C30 | N62°15'54"W | 288.00 |
| C31 | N31°27'48"W | 21.23 |
| C32 | N23°28'27"E | 499.88 |
| C33 | N27°01'30"E | 255.89 |
| C34 | N21°07'51"W | 11.23 |



APPROVED BY JACKSON MUNICIPAL REGIONAL PLANNING COMMISSION DATE 03/22/2021 E.H.

NOTES:
This survey was prepared without benefit of an abstract; undersigned for loss relating to any matter that might be the property.
All deed book references shown hereon are recorded in Tennessee.
All iron pins set are 1/2" rebar with an identification cap set.
This property is not located in a Special Flood Hazard Area 4713C0154E, Effective Date: August 3, 2009.
The Maintenance Agreement and/or Restrictive Covenants for Deed Book 2132, Page 68.
The benchmark for this property shown hereon is Tag Bolt # west margin of Cooper Anderson Road at the southeast corner hereon N: 508399.71, E: 1132742.03, Elev: 479.47

CERTIFICATE:
I hereby certify that this is a Category I Survey and that it is 1:10,000 as shown hereon. This survey is correct to the

LEGEND:

| | |
|---|-------------------|
| ○ | END POINT OF LINE |
| ⊙ | IRON PIN, FOUND |
| ⊙ | IRON PIN, SET |

STREET INFORMATION TABLE:

| STREET NAME | STREET LENGTH | PAVEMENT WIDTH | PAVEMENT AREA | R.O.W. WIDTH | CURB-GLUTTER LENGTH | SIDEWALK AREA |
|----------------------|---------------|----------------|---------------|--------------|---------------------|---------------|
| EMERALD BREEZE DRIVE | 511.58' | 26' | 16,936 S.F. | 40' | 1,165.89' | N/A |