

State of Tennessee, County of MAURY  
 Received for record the 09 day of  
 OCTOBER 2001 at 8:11 AM. (RECN 67487)  
 Recorded in official records  
 Book P13 pages 319-320  
 State Tax \$ .00 Clerks Fee \$ .00  
 Recording \$ 17.00 Total \$ 17.00  
 Register of Deeds L. WAYNE WHITE  
 Deputy Register SUSIE MADDOX  
**BK P13 PG 319**

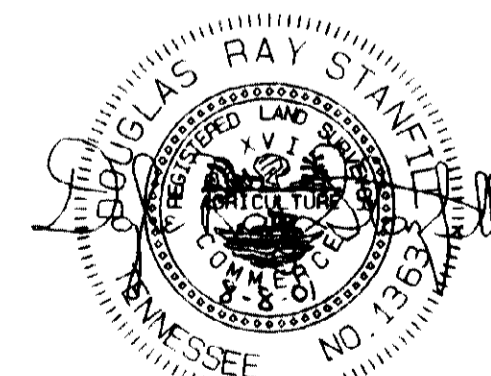
- GENERAL NOTES**
- (1) SEE FLOOD NOTE \*.
  - (2) ALL CORNERS ARE MARKED BY IRON RODS UNLESS OTHERWISE SHOWN.
  - (3) TOTAL AREA IN SUBDIVISION IS 15.66 ACRES.
  - (4) ZONED R-6 (RESIDENTIAL) (CITY LIMITS)
  - (5) ZONED A-2 RURAL RESIDENTIAL (COUNTY)

**CERTIFICATE OF ACCURACY OF SURVEY**

I hereby certify that to the best of my knowledge and belief this is a true and accurate survey of the property shown hereon; that this a Category I Survey as defined in Title 62, Chapter 18, Tennessee Code Annotated, and that the ratio of precision is greater than or equal to 1/40,000

8-8 2001  
 Date

**RAY STANFILL SURVEYING**  
 611 NORTH MAIN ST. SUITE D  
 COLUMBIA, TENNESSEE 38401  
 TENNESSEE R.L.S. NO. 1363  
 PHONE (931) 381-1861 FAX (931) 381-1741



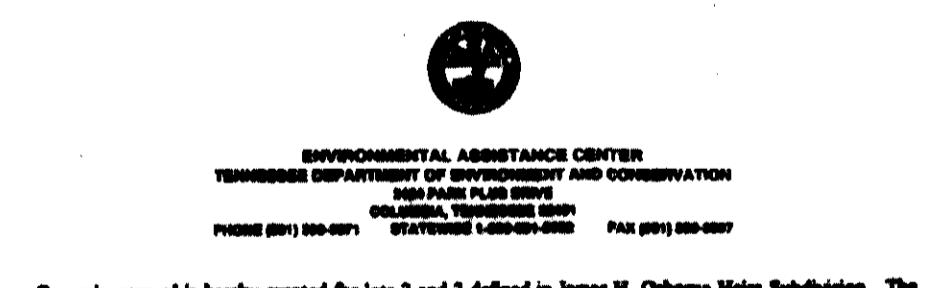
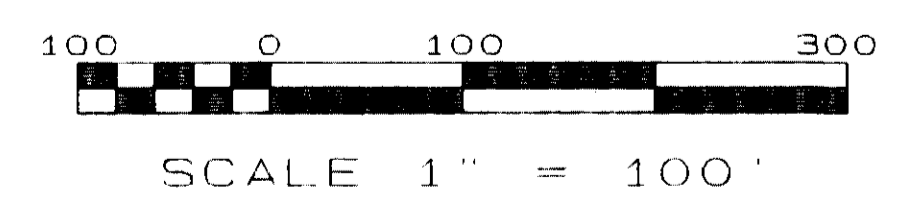
**PUBLIC ROAD NOTE:**

THE ROAD SHOWN IS NOT A COUNTY ROAD OR A CITY STREET. IT IS A ROAD FOR USE OF THE PROPERTY OWNERS ADJACENT TO SAID ROAD.

THE MAINTENANCE OF THE ROAD IS THE RESPONSIBILITY OF THE PROPERTY OWNERS WHOM BENEFIT FROM ITS USE.

**NOTE:**

THIS PLAT IS FOR THE TRACT DIVISION OF THE PROPERTY OF THE HEIRS OF JAMES H. OSBORNE.



Consent approved to hereby grant for lots 2 and 3 defined in James H. Osborne Heirs Subdivision. The following shall be defined as general restrictions and shall apply to all lots with specific restrictions as such for following general restrictions:

**Classifications:** Prior to any construction of a structure, permanent or mobile, the plans for the most comprehensive foundation and the subsurface sewage system must be approved by the Environmental Specialist with the Division of Ground Water Protection in Maury County. Any existing or being after August 3, 2001, may render the site unsuitable. Discharge, spillage, oil, fuel and all material and discarded soil areas are responsible for sewage disposal areas. Structures must be properly located to obtain gravity flow to discharge or a pump will be required. Water, gas, and driveway should be located at side property lines unless otherwise noted. The High Intensity Soil May designate suitable soil areas for this subdivision is on file at the Environmental Specialist's office.

- S.S.D.S. Sewer Subsurface Sewage Disposal System:**
- Lot #1 THIS LOT HAS NOT BEEN EVALUATED FOR A SUBSURFACE SEWAGE DISPOSAL SYSTEM AND PLAT APPROVAL DOES NOT CONSTITUTE APPROVAL OF THIS LOT.
  - Lot #2 Suitable soil for subsurface sewage disposal system is located in the northern middle portion of lot. With proper structure, driveway and utility location outside of suitable soil area, lot can accommodate a structure not to exceed 3 bedrooms. A pump system may be required.
  - Lot #3 Suitable soil for subsurface sewage disposal system is located in the middle portion of lot. With proper structure, driveway and utility location outside of suitable soil area, lot can accommodate a structure not to exceed 3 bedrooms. A pump system will be required.
  - Lot #4 THIS LOT HAS NOT BEEN EVALUATED FOR A SUBSURFACE SEWAGE DISPOSAL SYSTEM AND PLAT APPROVAL DOES NOT CONSTITUTE APPROVAL OF THIS LOT.
  - Lot #5 THIS LOT HAS NOT BEEN EVALUATED FOR A SUBSURFACE SEWAGE DISPOSAL SYSTEM AND PLAT APPROVAL DOES NOT CONSTITUTE APPROVAL OF THIS LOT.

*John Boyd*  
 Environmental Specialist

DRAWN BY:	JE
DATE:	8-8-01
DWG. NO.:	
APPROVED BY:	DRS
PROJ. NO.:	98-105
FILE NAME:	C:\OSBORNE\JAMES2

ZONED: A-2 (RURAL RESIDENTIAL)	ZONED R-20 (RESIDENTIAL)
MINIMUM BUILDING SETBACKS	MINIMUM BUILDING SETBACKS
FRONT = 40 FEET	FRONT = 40 FEET
SIDE = 20 FEET	SIDE = 15 FEET
REAR = 30 FEET	REAR = 30 FEET

**LEGEND**

- IRN = IRON ROD NEW
- IRO = IRON ROD OLD

**FINAL MINOR SUBDIVISION  
 PLAT FOR  
 JAMES H. OSBORNE HEIRS**

LOCATED: 9TH CIVIL DISTRICT OF MAURY COUNTY, TENNESSEE  
 REF BK 301 PG 566  
 MAP 90 PAR 29  
 REF BK 1249 PG 643  
 MAP 90 PAR 5

**OWNER:**

JAMES H. OSBORNE, HEIRS  
 C/O PETE FRIERSON  
 P.O. BOX 28  
 COLUMBIA, TN 38402-0028