

CURVE	RADIUS	LENGTH	TANGENT	CHORD	DELTA
A	25.00'	46.57'	33.61'	40.12'	108°43'
B	25.00'	32.48'	18.99'	30.25'	74°27'
C	888.35'	188.64'	94.88'	188.29'	12°09'
D	25.00'	199.25'	100.00'	198.88'	12°09'
E	25.00'	39.27'	25.00'	35.36'	90°00'
F	25.00'	23.33'	12.59'	22.49'	53°28'
G	25.00'	23.33'	12.59'	22.49'	53°28'
H	25.00'	39.27'	25.00'	35.36'	90°00'
I	25.00'	39.27'	25.00'	35.36'	90°00'
J	25.00'	33.27'	19.82'	30.87'	76°15'
K	25.00'	23.33'	12.59'	22.49'	53°28'
L	25.00'	23.33'	12.59'	22.49'	53°28'
M	25.00'	23.33'	12.59'	22.49'	53°28'
N	24.76'	44.94'	31.88'	39.02'	103°59'
O	249.74'	146.37'	75.35'	144.28'	33°35'
P	299.74'	174.65'	89.88'	172.19'	33°23'

Certificate of Ownership and Dedication
 I (we) hereby certify that I am (we are) the owners 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 restrictions lines, and dedicate all streets, alleys, sidewalks, and parks as shown to the public or private use noted I (we) further acknowledge that any change in this subdivision constitutes a re-subdivision and requires the approval of the Planning Commission.
8-17-01
 Date Signed _____
 Owner's Signature _____
8-17-01
 Date Signed _____
 Owner's Signature _____

Certificate of Accuracy and Precision
 I hereby certify that the plan shown and described hereon is a true and correct Class A survey, and the ratio of precision is 1:10,000, performed in accordance to current Tennessee Standards of Practice for Land Surveyors. I further certify that the monuments and pins have been placed as shown hereon to the specifications of the Morrison Planning Commission.
7-30-01
 Date Signed _____
 Registered Land Surveyor
 Tennessee # 15

"Approval is hereby granted for lot 1-36 owned as Hickory Grove Estates, Warren County, Tennessee, as being suitable for subsurface sewage disposal (SSD) with the listed or attached restrictions.

Prior to any construction of a structure, mobile or permanent, the plans for the exact house/structure location must be approved and an SSD system permit issued by the Division of Ground Water Protection. SSD system permit issued by the Division of Ground Water Protection. Water taps, water lines, underground utilities and driveways should be located at the side property line, unless otherwise noted. Any cutting filling or alterations of the soil conditions may void this approval."

7-30-01 2-12-02
 Date Signed _____
 Environmental Specialist
 Division of Ground Water Protection

Does NOT Apply
 Certificate of General Approval for Installation of Subsurface Sewage Disposal Systems with Restrictions
 General approval is hereby granted for lots shown hereon as being suitable for subsurface sewage disposal with the listed and/or attached restrictions. Before the initiation of construction, the location of the house or other structure and the plans for the subsurface sewage disposal system shall be approved by the Tennessee Department of Environment and Conservation.
N/A
 Date Signed _____
 Authorized Representative of
 Tennessee Department of
 Environment and Conservation

RESTRICTIONS
 Lots 1-12, 14, 17, 19-21, 23-25, 27-36 are approved for installation and duplication of conventional subsurface sewage disposal systems to serve a maximum house size of 7 bedrooms.
Lot 13, 14, 15, 18, 22 & 26 3 Bedroom only
 Lots _____ are approved for installation and duplication of conventional subsurface sewage disposal systems to serve a maximum house size of _____ bedrooms.

The size, number of square feet, design, and location of the proposed dwelling may further restrict the maximum number of bedrooms for which a permit may be issued.

Approval is based on soil conditions suitable for installation of Subsurface Sewage Disposal Systems and does not constitute approval of building sites.

Some lots may require pump systems to transfer septic tank effluent to areas of the lot with suitable soil conditions for disposal.

Lots 1-36 are approved for use with utility water only.

Shading on some lots represents an area reserved to be used for the installation of the primary and duplication subsurface sewage disposal systems, and shall be used for no other purpose such as house location, other structure location, buried utilities, driveways, swimming pools etc., or any use which would conflict with the REGULATIONS TO GOVERN SUBSURFACE SEWAGE DISPOSAL in Tennessee.
 Modification of the shaded area may be considered, provided sufficient shaded area is maintained.

Lots 12, 31 will require the installation of a Interceptor drain prior to the installation of the subsurface sewage disposal system. There is to be no construction of any type in the curtain drain easement.

On lots 1-36 underground utilities and driveways must enter along the property lines.

BUILDING SETBACKS	
FRONT - 40'	
CORNER - SIDE - 30'	
INTERIOR SIDE - 15'	
REAR - 15'	

Certificate of Approval of Water Lines
 I hereby certify that (1) the water lines and/or fire hydrants are installed in an acceptable manner, and according to the specifications of the Morrison Planning Commission or (2) a Financial Guarantee acceptable to the Morrison Planning Commission in the amount of \$ _____ has been posted to assure completion of all required improvements in the case of default.
8-13-01
 Date Signed _____
 Water Department Superintendent
 or Water Utility District Rep.

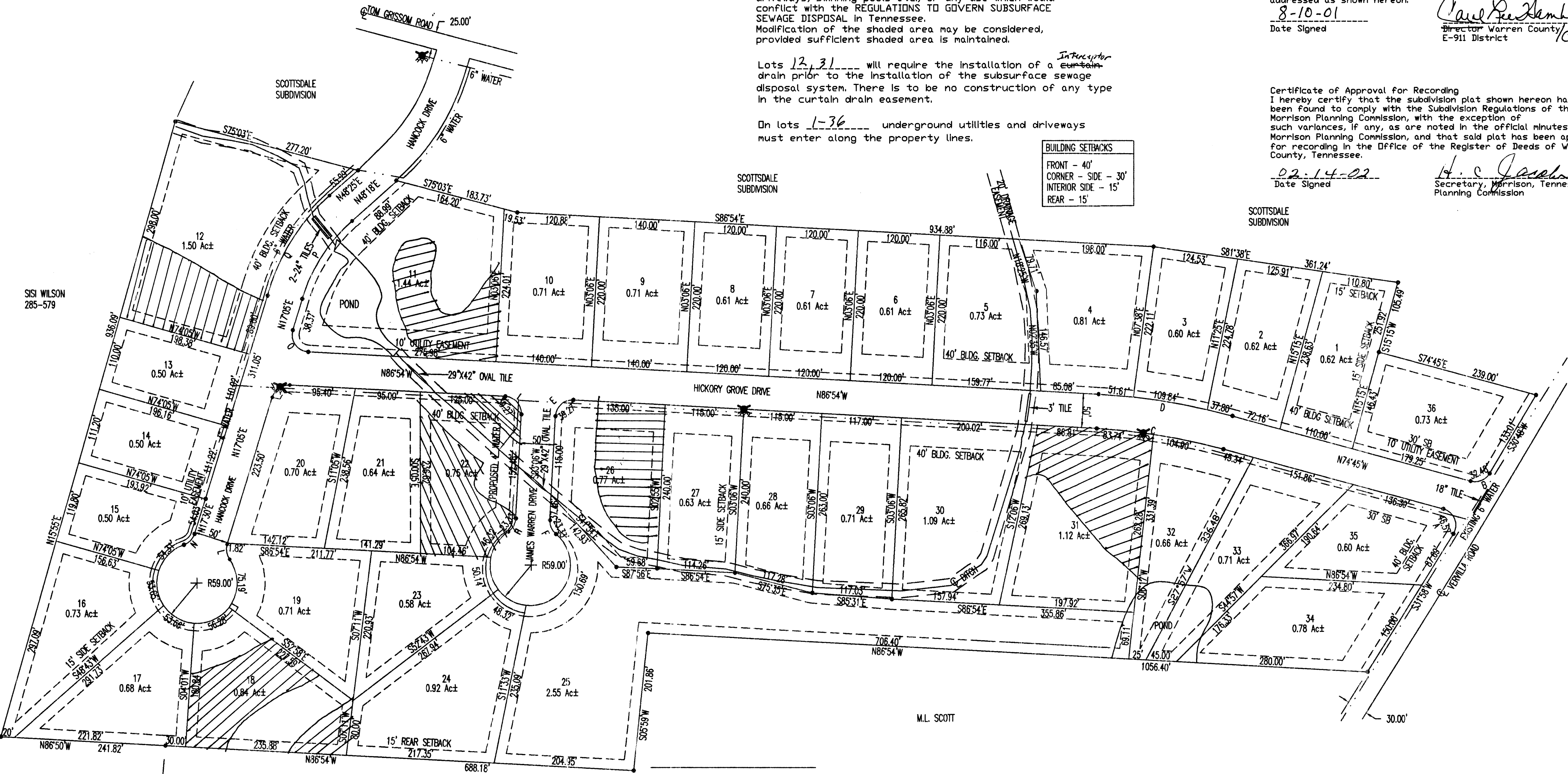
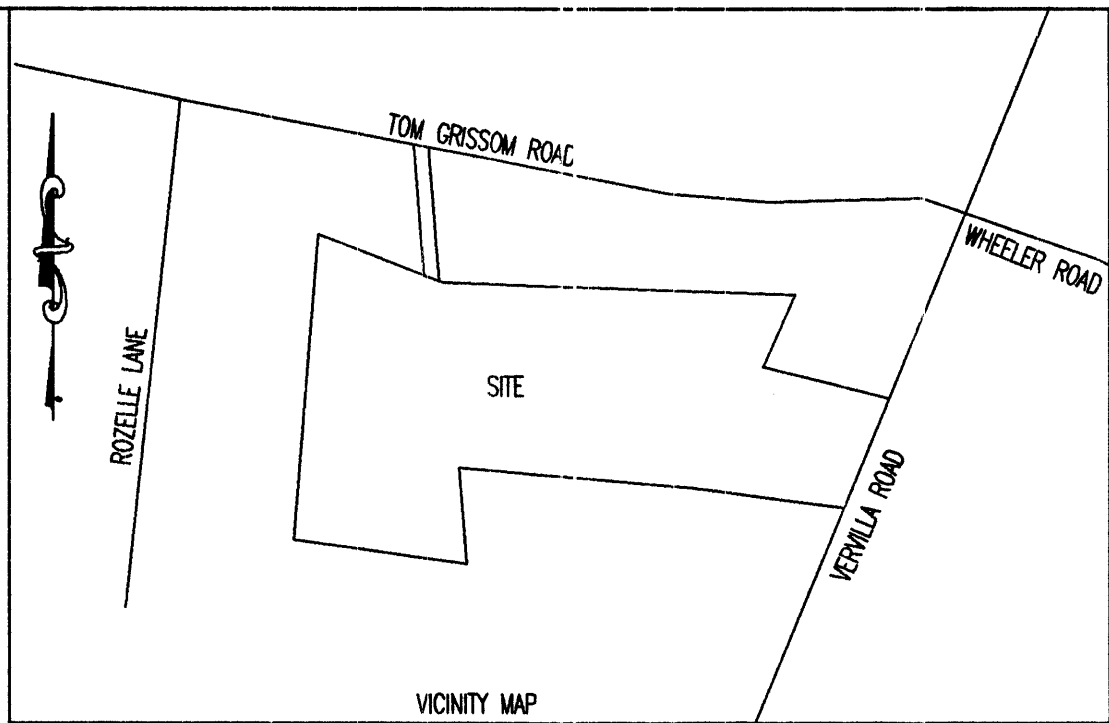
Certification of Existing Water Lines and/or other Utilities
 I hereby certify that the water lines, sewer lines and/or other utilities shown hereon are in place.
8-13-01
 Date Signed _____
 Water/Sewer Superintendent
 Manager or Officer

Certification of Existing Road
 I hereby certify that the existing road(s) shown on this plat has (have) the status of an accepted public road(s) regardless of current condition.
11-26-2001
 Date Signed _____
 Warren County Road Supervisor

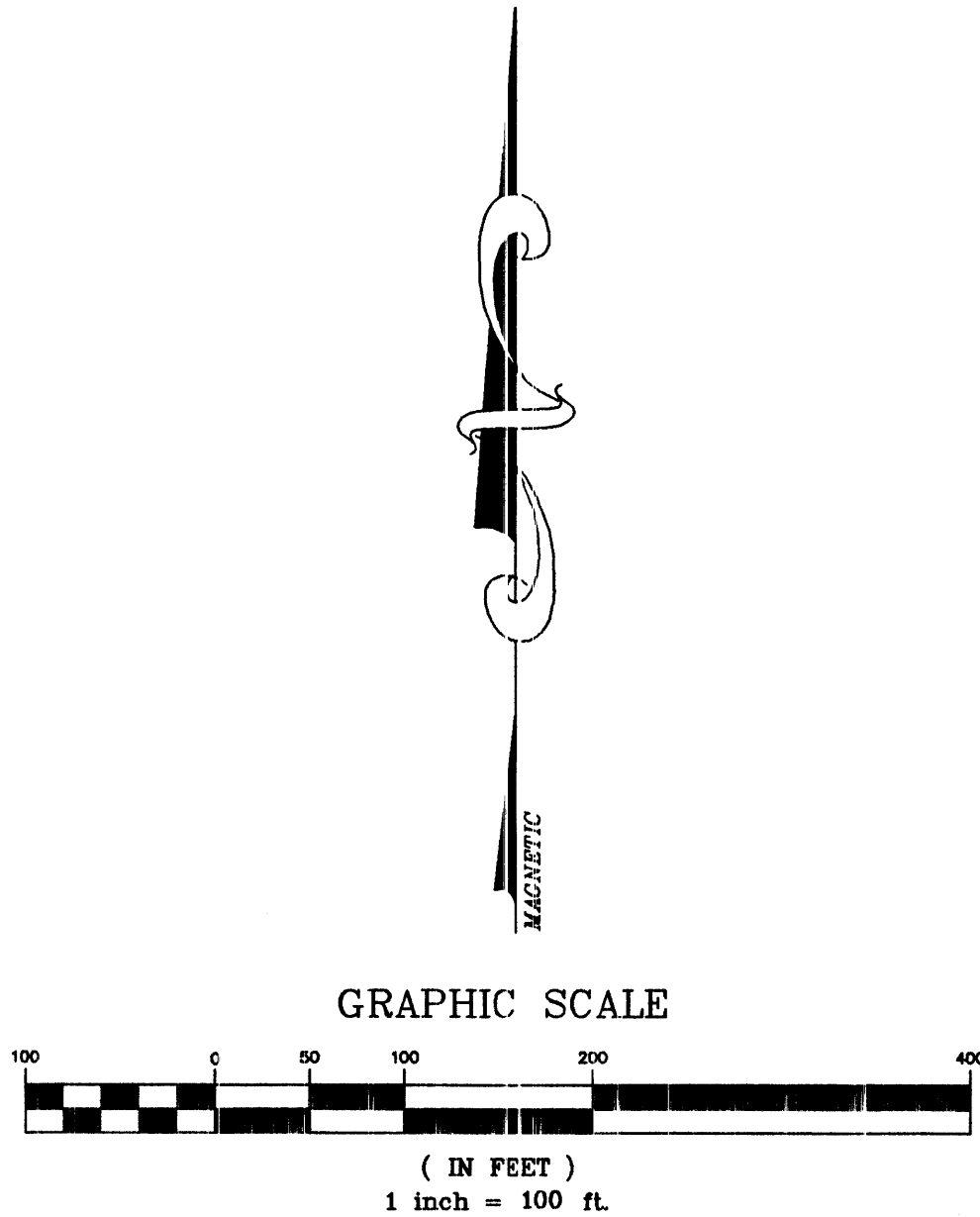
Certificate of Approval of Streets and Drainage System
 I hereby certify that (1) streets, drainage system (easements, culverts, etc.) and other improvements (curbs, sidewalks, etc.) as required by the Morrison Planning Commission are installed in an acceptable manner and according to required specifications; or (2) a Financial Guarantee acceptable to the Morrison Planning Commission in the amount of \$ _____ has been posted to assure completion of all required improvements in the case of default.
11-26-2001
 Date Signed _____
 County Road Supervisor

Certification of Property Address
 I hereby certify that the subdivision as shown hereon and properties therein have been assigned addresses as per the Warren County Tennessee Street Naming and Property Numbering System, and that hereafter properties shall be addressed as shown hereon.
8-10-01
 Date Signed _____
 Director Warren County
 E-911 District

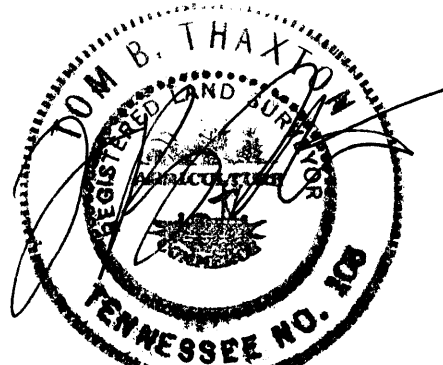
Certificate of Approval for Recording
 I hereby certify that the subdivision plat shown hereon has been found to comply with the Subdivision Regulations of the Morrison Planning Commission, with the exception of such variances, if any, as are noted in the official minutes of the Morrison Planning Commission, and that said plat has been approved for recording in the Office of the Register of Deeds of Warren County, Tennessee.
02-14-02
 Date Signed _____
 Secretary, Morrison, Tennessee
 Planning Commission



FIRE HYDRANT AT INTERSECTION
 OF VERMILLA ROAD AND TOM
 GROSSOM ROAD



WARRANTY DEED REFERENCE
 BOOK 300 PAGE 937.



NOTE: ERROR OF CLOSURE - 1:10,000 (CATEGORY 1)

THIS PLAT IS OF A PORTION OF LOTS 7,11,12,13 AND 14
 AND ALL OF LOTS 8 AND 9 OF A SURVEY ENTITLED "TOY
 WILLIAMS" DONE BY THAXTON SURVEYING ON 5/8/98.

Terry Smith, Register
 Warren County Tennessee
 Rec'd #: 32169 Instrument 32816
 Rec'd: 15.00 NBK: 2 Pg 630
 State: 0.00
 Clerk: 0.00
 EDP: 2.00
 Total: 17.00
 2/15/2002 at 9:44 am
 in Plot Cabinet A
 slide 11 B

FINAL PLAT FOR HICKORY GROVE ESTATES PRESENTED TO MORRISON PLANNING COMMISSION	
DEVELOPER JAMES W. HANCOCK	SURVEYOR Thaxton Surveying
ADDRESS: 440 PUSEY MILL RD	ADDRESS: 229 East Spring Street
COCHRANVILLE, PA 19330	Cookeville, Tn 38501
TELEPHONE: (610)869-3522	TELEPHONE: (931) 526-9023
9TH CIVIL DISTRICT	ACREAGE SUBDIVIDED: 28.64±
WARREN COUNTY, TN	NUMBER OF LOTS: 36
FINAL REVISION DATE: 8-9-01	SCALE: 1"=100' DATE: 7-30-01
DRAWING # 9765 B	TAX MAP 97, P/O PARCEL 10