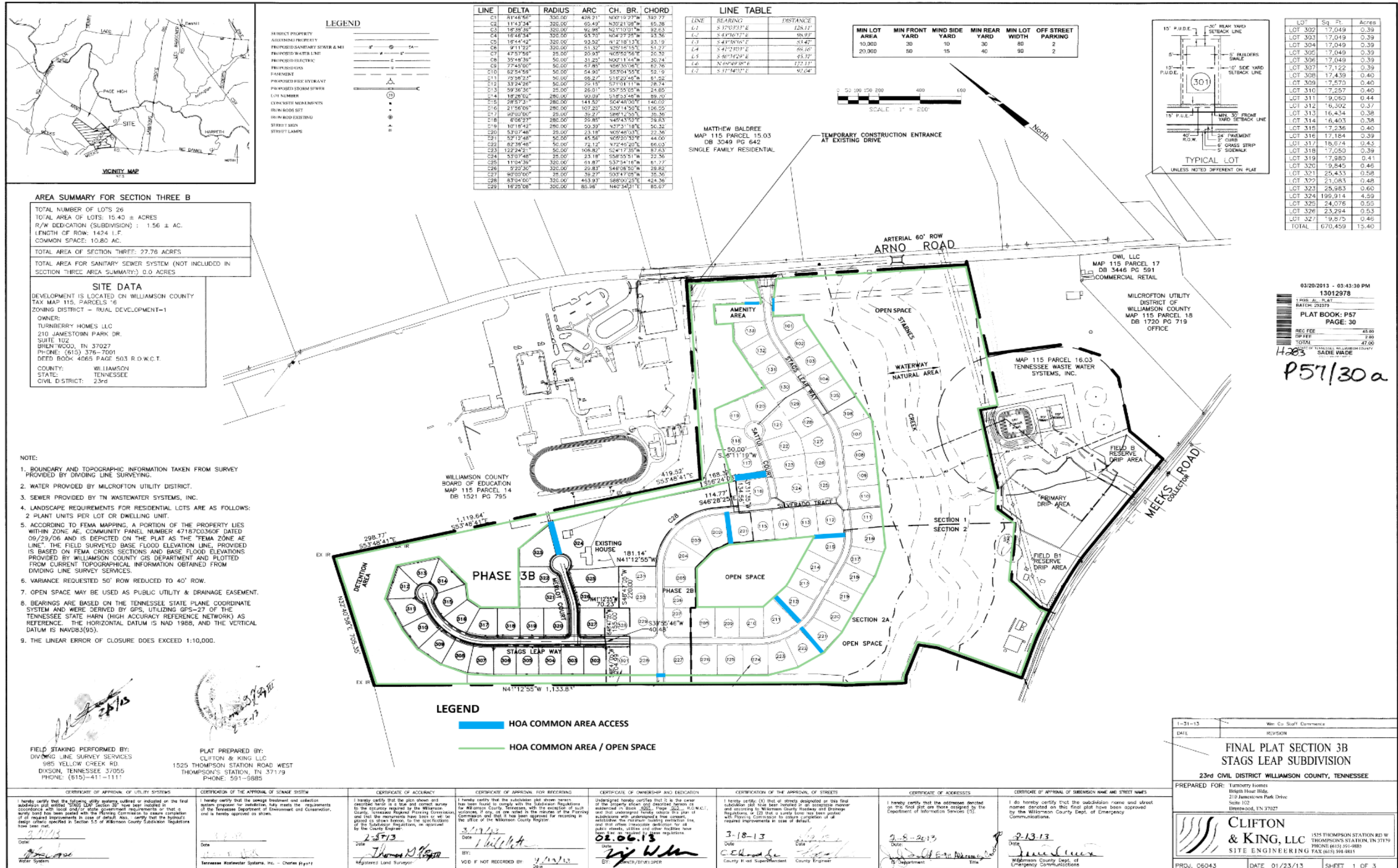


Stags Leap Open Space / Common Area Map



AREA SUMMARY FOR SECTION THREE B

TOTAL NUMBER OF LOTS: 26
 TOTAL AREA OF LOTS: 15.40 ± ACRES
 R/W DEDICATION (SUBDIVISION): 1.56 ± AC.
 LENGTH OF ROW: 1424 L.F.
 COMMON SPACE: 10.80 AC.
 TOTAL AREA OF SECTION THREE: 27.76 ACRES
 TOTAL AREA FOR SANITARY SEWER SYSTEM (NOT INCLUDED IN SECTION THREE AREA SUMMARY): 0.0 ACRES

SITE DATA

DEVELOPMENT IS LOCATED ON WILLIAMSON COUNTY TAX MAP 115, PARCELS 16
 ZONING DISTRICT - RURAL DEVELOPMENT-1
 OWNER: TURNBERRY HOMES LLC
 210 JAMESTOWN PARK DR.
 SUITE 102
 BRENTWOOD, TN 37027
 PHONE: (615) 376-7001
 DEED BOOK: 4065 PAGE 503 R.D.W.C.T.
 COUNTY: WILLIAMSON
 STATE: TENNESSEE
 CIVIL DISTRICT: 23rd

- NOTE:
- BOUNDARY AND TOPOGRAPHIC INFORMATION TAKEN FROM SURVEY PROVIDED BY DIVIDING LINE SURVEYING.
 - WATER PROVIDED BY MILCROFTON UTILITY DISTRICT.
 - SEWER PROVIDED BY TN WASTEWATER SYSTEMS, INC.
 - LANDSCAPE REQUIREMENTS FOR RESIDENTIAL LOTS ARE AS FOLLOWS:
 2 PLANT UNITS PER LOT OR DWELLING UNIT.
 - ACCORDING TO FEMA MAPPING, A PORTION OF THE PROPERTY LIES WITHIN ZONE AE, COMMUNITY PANEL NUMBER 4718700360F DATED 06/29/06 AND IS DEPICTED ON THE PLAT AS THE "FEMA ZONE AE LINE". THE FIELD SURVEYED BASE FLOOD ELEVATION LINE, PROVIDED IS BASED ON FEMA CROSS SECTIONS AND BASE FLOOD ELEVATIONS PROVIDED BY WILLIAMSON COUNTY GIS DEPARTMENT AND PLOTTED FROM CURRENT TOPOGRAPHICAL INFORMATION OBTAINED FROM DIVIDING LINE SURVEY SERVICES.
 - VARIANCE REQUESTED 50' ROW REDUCED TO 40' ROW.
 - OPEN SPACE MAY BE USED AS PUBLIC UTILITY & DRAINAGE EASEMENT.
 - BEARINGS ARE BASED ON THE TENNESSEE STATE PLANE COORDINATE SYSTEM AND WERE DERIVED BY GPS, UTILIZING GPS-27 OF THE TENNESSEE STATE HARN (HIGH ACCURACY REFERENCE NETWORK) AS REFERENCE. THE HORIZONTAL DATUM IS NAD 1983, AND THE VERTICAL DATUM IS NAVD83(95).
 - THE LINEAR ERROR OF CLOSURE DOES EXCEED 1:10,000.

FIELD STAKING PERFORMED BY:
 DIVIDING LINE SURVEY SERVICES
 695 YELLOW CREEK RD.
 DIXON, TENNESSEE 37055
 PHONE: (615)-411-1111

PLAT PREPARED BY:
 CLIFTON & KING LLC
 1525 THOMPSON STATION ROAD WEST
 THOMPSON'S STATION, TN 37179
 PHONE: 591-9885

<p>CERTIFICATE OF APPROVAL OF UTILITY SYSTEMS</p> <p>I hereby certify that the following utility systems outlined or indicated on the final subdivision plat entitled "Stags Leap Section 3B" have been installed in accordance with local and/or state government requirements or that a newly installed system has been installed with the Planning Commission in order to ensure compliance of all required improvements in case of default. Also, I certify that the hydraulic design criteria specified in Section 5.2 of Williamson County Subdivision Regulations have been met.</p> <p>Date: 3/13/13 [Signature] Water System</p>	<p>CERTIFICATE OF APPROVAL OF SEWER SYSTEM</p> <p>I hereby certify that the sewage treatment and collection system proposed for installation, fully meets the requirements of the Tennessee Department of Environment and Conservation, and is hereby approved as shown.</p> <p>Date: 3/13/13 [Signature] Tennessee Wastewater Systems, Inc. - Charles Hyatt</p>	<p>CERTIFICATE OF ACCURACY</p> <p>I hereby certify that the plat shown and described herein is a true and correct survey to the accuracy required by the Williamson County, Tennessee Accuracy Standards Ordinance and that the measurements hereon to be placed on ground hereon, to the satisfaction of the Subdivision Regulations, as approved by the County Engineer.</p> <p>Date: 2/28/13 [Signature] Registered Land Surveyor</p>	<p>CERTIFICATE OF APPROVAL FOR RECORDING</p> <p>I hereby certify that the subdivision plat above herein has been found to comply with the Subdivision Regulations of the Williamson County, Tennessee, and that the same are hereby approved for recording in the County Clerk's Office.</p> <p>Date: 3/13/13 [Signature] County Clerk</p>	<p>CERTIFICATE OF OWNERSHIP AND DEDICATION</p> <p>Under signed hereby certifies that it is the owner of the property above described, known as [Address], and that it is hereby dedicated to the public use of the County of Williamson, Tennessee, and that it is hereby approved for recording in the County Clerk's Office.</p> <p>Date: 02.06.13 [Signature] OWNER/DIVIDING LINE SURVEYOR</p>	<p>CERTIFICATE OF APPROVAL OF STREETS</p> <p>I hereby certify: (1) that all streets designated on this final subdivision plat have been located in accordance with the Williamson County Subdivision Regulations and (2) that a survey line has been produced in accordance with the Williamson County Subdivision Regulations to show the location of all public streets, utility and other facilities have been located in accordance with the Williamson County Subdivision Regulations.</p> <p>Date: 3-18-13 [Signature] County Road Superintendent</p>	<p>CERTIFICATE OF APPROVAL OF ADDRESSES</p> <p>I hereby certify that the addresses depicted on the final plat are those assigned by the Department of Information Services (DIS).</p> <p>Date: 2-8-2013 [Signature] DIS Department</p>	<p>CERTIFICATE OF APPROVAL OF SUBDIVISION NAME AND STREET NAMES</p> <p>I do hereby certify that the subdivision name and street names depicted on this final plat have been approved by the Williamson County Dept. of Emergency Communications.</p> <p>Date: 2-13-13 [Signature] Williamson County Dept. of Emergency Communications</p>
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1-31-13
 DATE: 01/23/13
 REVISION: Win Co Staff Commerce

**FINAL PLAT SECTION 3B
 STAGS LEAP SUBDIVISION**

23rd CIVIL DISTRICT WILLIAMSON COUNTY, TENNESSEE

PREPARED FOR: Turnberry Homes
 210 Jamestown Park Drive
 Suite 102
 Brentwood, TN 37027

CLIFTON & KING, LLC
 1525 THOMPSON STATION RD W
 THOMPSON'S STATION, TN 37179
 PHONE: (615) 391-9885
 SITE ENGINEERING FAX: (615) 391-9885

PROJ. C6043 DATE: 01/23/13 SHEET: 1 OF 3