

**OWNER'S CERTIFICATE - MUNFORD DEVELOPMENT CO.**

I, \_\_\_\_\_, the undersigned owner of the property shown hereon, hereby adopt this as my plan of subdivision and dedicate the streets, easements, right-of-ways, rights of access as shown and all utilities to the City of Atoka forever, and hereby certify that I am the owner in fee simple, duly authorized so to act, and that said property is unencumbered by any taxes that have become due and payable.

Owner \_\_\_\_\_  
 Owner \_\_\_\_\_

**OWNER NOTARY CERTIFICATE**  
 STATE OF TENNESSEE  
 COUNTY OF TIPTON

Personally appeared before me the undersigned Notary Public in and for said County and State, the within named, Douglas Wayne Boulter, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged himself to be Vice President of Munford Development Company and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained on behalf of Munford Development Company.

WITNESS my hand and official seal at \_\_\_\_\_ Tennessee, this the \_\_\_\_ day of \_\_\_\_\_ 20\_\_.

Notary Public \_\_\_\_\_  
 My Commission Expires: \_\_\_\_\_

**CERTIFICATE OF SURVEY**

I, DONALD R. COLE, do hereby certify that I am a registered Land Surveyor, and that I have surveyed the lands, embraced within the plat or map designated as DEER RIDGE - HAYES RUN SUBDIVISION, a subdivision lying within the City of Atoka, Tennessee; said plat or map is a true and correct plat or map of the lands embraced therein, showing the subdivision thereof in accordance with the Municipal Subdivision Regulations of Atoka, Tennessee; I further certify that the survey of the lands embraced within said plat or map have been correctly monumented in accordance with the Municipal Subdivision Regulations of Atoka, Tennessee. In witness where of, I, DONALD R. COLE, the said Registered Land Surveyor, hereunto set out my hand and affix my seal this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_.

Registered Land Surveyor  
 State of Tennessee  
 Certificate No. 1563

**PLANNING COMMISSIONS CERTIFICATE OF APPROVAL OF THE FINAL PLAT**

I, \_\_\_\_\_ do hereby certify that the Atoka Municipal/Regional Planning Commission has approved this Final Plat of subdivision for recording.

Date \_\_\_\_\_ Secretary, Atoka Municipal/Regional \_\_\_\_\_

**OWNER & DEVELOPER:**  
 MUNFORD DEVELOPMENT CO.  
 DEED BOOK 1135 PAGE 347  
 TAX MAP 128 PARCEL 15.00  
  
 1.39 ACRES SUBDIVISION  
 4 LOTS SUBDIVIDED

**MONUMENT LEGEND**

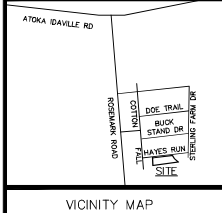
- SET 1/2" REBAR W/RED PLASTIC CAP MARKED "D. COLE & ASSOC." (UNLESS OTHERWISE NOTED)
- ANGLE POINT (NO MONUMENT SET)

**ZONED: R-1**

MIN. LOT SIZE = 10,000 sq. ft.  
 MIN. LOT WIDTH = 100 ft.  
 MIN. FRONT SETBACK = 30 ft. (UNLESS OTHERWISE NOTED)  
 MIN. SIDE SETBACK = 15 ft.  
 MIN. REAR SETBACK = 20 ft.  
 MAX. HEIGHT = 35 ft.

CONSULT THE ATOKA MUNICIPAL ZONING ORDINANCES FOR FURTHER RESTRICTIONS WHICH MAY APPLY.

SURVEYED FOR:  
 MUNFORD DEVELOPMENT COMPANY



VICINITY MAP

I HEREBY CERTIFY THAT THIS IS A CATEGORY 1 SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS GREATER THAN 1:10,000 AS SHOWN HEREON.		NORTH AS INDICATED ON THIS PLAT IS RELATIVE TO RECORD BEARING BEING THE NORTH PROPERTY LINE OF TIPTON COUNTY PROPERTY 1096/868	<b>FINAL PLAT</b>	
SUBJECT PROPERTY IS NOT LOCATED IN A FLOOD HAZARD AREA AND IS NOT SUBJECT TO FLOODING AS PER FLOOD LINES ESTABLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY WITH A FLOOD INSURANCE RATE MAP NO. 4716700320G DATED MAY 4, 2009			DONALD R. COLE & ASSOCIATES, INC. P.O. BOX 498 - 10682 HIGHWAY 51 SOUTH SUITE 7 ATOKA, TENNESSEE 38004 • 901/837-0200 ENGINEERING • LAND SURVEYING	
DRAWING FILE: 6173MS.DWG		DEER RIDGE - HAYES RUN S/D		SCALE: 1" = 100' DATE: 8/26/14 JOB NO. 6173 SHEET 1 OF 1 SHEETS
ADDRESS: HAYES RUN ROAD		7TH CIVIL DISTRICT OF TIPTON COUNTY, TENNESSEE		