

NOTES:

- THE PURPOSE OF THIS PLAT IS TO CREATE 5 LOTS, 4 BUILDABLE LOTS AND 1 OPEN SPACE LOT, DEDICATE RIGHT OF WAY AND CREATE ACCESS, PUBLIC UTILITY AND DRAINAGE EASEMENTS.
- EXISTING BASE ZONING: SD-X (LOCAL MIXED-USE)
CHARACTER AREA OVERLAY: 30CO-1 (SOUTHALL)
DEVELOPMENT AREA STANDARD: CONVENTIONAL
- MINIMUM SETBACK REQUIREMENTS
FRONT YARD SETBACK ON ANY STREET: 20' (PER BASE)
ZONE DISTANCE AROUND PERIMETER OF SITE
FRONT YARD ON INTERNAL STREET: 5' (FRONTING)
ON INTERNAL STREETS WITHIN THE P.U.D.)
SIDE YARD SETBACK: 10'
REAR YARD SETBACK: 30'
- THE PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLANE AND IS DETERMINED TO BE IN ZONE "X" AS PER FEDERAL EMERGENCY MANAGEMENT AGENCY FIRM PANEL NUMBER 47187C0195F, DATED SEPTEMBER 29, 2006.
- THIS PROPERTY CAN BE FOUND ON WILLIAMSON COUNTY TAX MAP 90 AND IS KNOWN AS PARCELS 26.11, 26.12, 26.15, 26.16, AND 26.17 AND ON TAX MAP 90G, GROUP A, AND IS KNOWN AS PARCELS 13.15.
- OWNER/ SUBDIVIDER: WOLFE FIELDS DEVELOPMENT, LLC
ADDRESS: 808 ANNAMARIE CIRCLE
BOWLING GREEN, KY 42103
PHONE NO.: 270-782-7394
EMAIL: gwfields@insightbb.com
- SURVEYOR: LITTLEJOHN ENGINEERING ASSOCIATES, INC.
ADDRESS: 1935 21ST AVE. SOUTH
NASHVILLE, TENNESSEE 37212
PHONE NO.: OFFICE 615-385-4144 FAX: 615-385-4020
P.O.C.: ROBERT M. SEARSON
EMAIL: rsearson@leainc.com
- WITHIN NEW DEVELOPMENTS AND FOR OFF-SITE LINES CONSTRUCTED AS A RESULT OF, OR TO PROVIDE SERVICE TO, THE NEW DEVELOPMENT, ALL UTILITIES (INCLUDING CABLE TELEVISION, ELECTRICAL, NATURAL GAS, SEWER, TELEPHONE, AND WATER LINES) SHALL BE PLACED UNDERGROUND.
- ALL STREET LIGHT LOCATIONS AND QUANTITIES ARE APPROXIMATE. FINAL POSITIONING AND QUANTITY SHALL BE AT THE DIRECTION OF M.T.E.M.C.
- NO DOCUMENTATION HAS BEEN FOUND PERTAINING TO MINERAL RIGHTS TO THE PROPERTY.
- STREAM BUFFER IS TO BE AN UNDISTURBED AREA. NO GRADING, CLEARING, CUTTING, BUILDING OR ANY OTHER DISTURBANCES ARE ALLOWED IN STREAM BUFFER.
- A PLANTING PLAN FOR ISLEWORTH DRIVE SHALL BE PROVIDED AND INSTALLED WHEN THE COMMERCIAL SECTION IS DEVELOPED. THIS WILL INCLUDE SIDEWALKS AND TREES.
- THE RECORDING OF THIS PLAT VOIDS, VACATES AND SUPERSEDES LOTS 1, 3, 6, 7 & 9 OF THROUGH THE GREEN SUBDIVISION, REVISION 3, AS RECORDED IN PLAT BOOK P52, PAGE 63, ROWC, PORTIONS OF EASEMENTS SHOWN ON PBK. 55, PG. 78, AND LOT 50B OF CENTURY INDUSTRIAL PARK, SECTION 3, REVISION 1, RESUBDIVISION OF LOT 50, AS RECORDED IN PLAT BOOK 14, PAGE 61, ROWC.
- PROJECT GEODETIC REFERENCE NETWORK BASED ON: TENNESSEE STATE PLANE COORDINATE SYSTEM 1983, ZONE 5301, FIPZONE 4100; PROJECT DATUM NAD 1983 (CONUS); VERTICAL DATUM DAVID 88
- PROPERTY OWNER(S) OR HOA SHALL BE RESPONSIBLE FOR MAINTENANCE OF ALL STORMWATER MANAGEMENT FEATURES.
- SIDEWALKS AND TRAILS OUTSIDE OF PUBLIC RIGHT-OF-WAY SHALL BE PUBLIC ACCESS EASEMENTS AND SHALL BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION.
- DRAINAGE THROUGH PRIVATE PROPERTY TO BE PRIVATELY MAINTAINED.

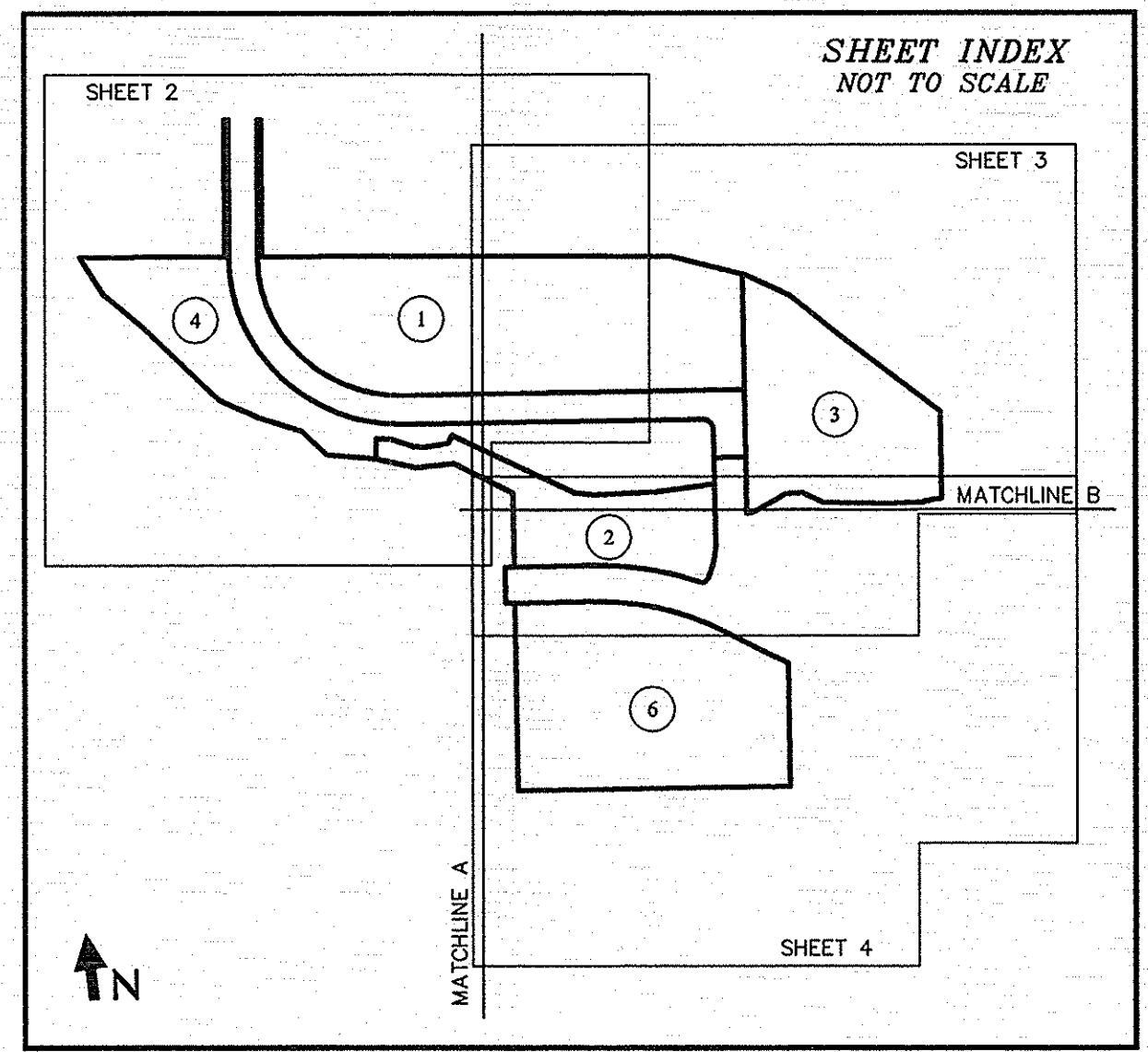
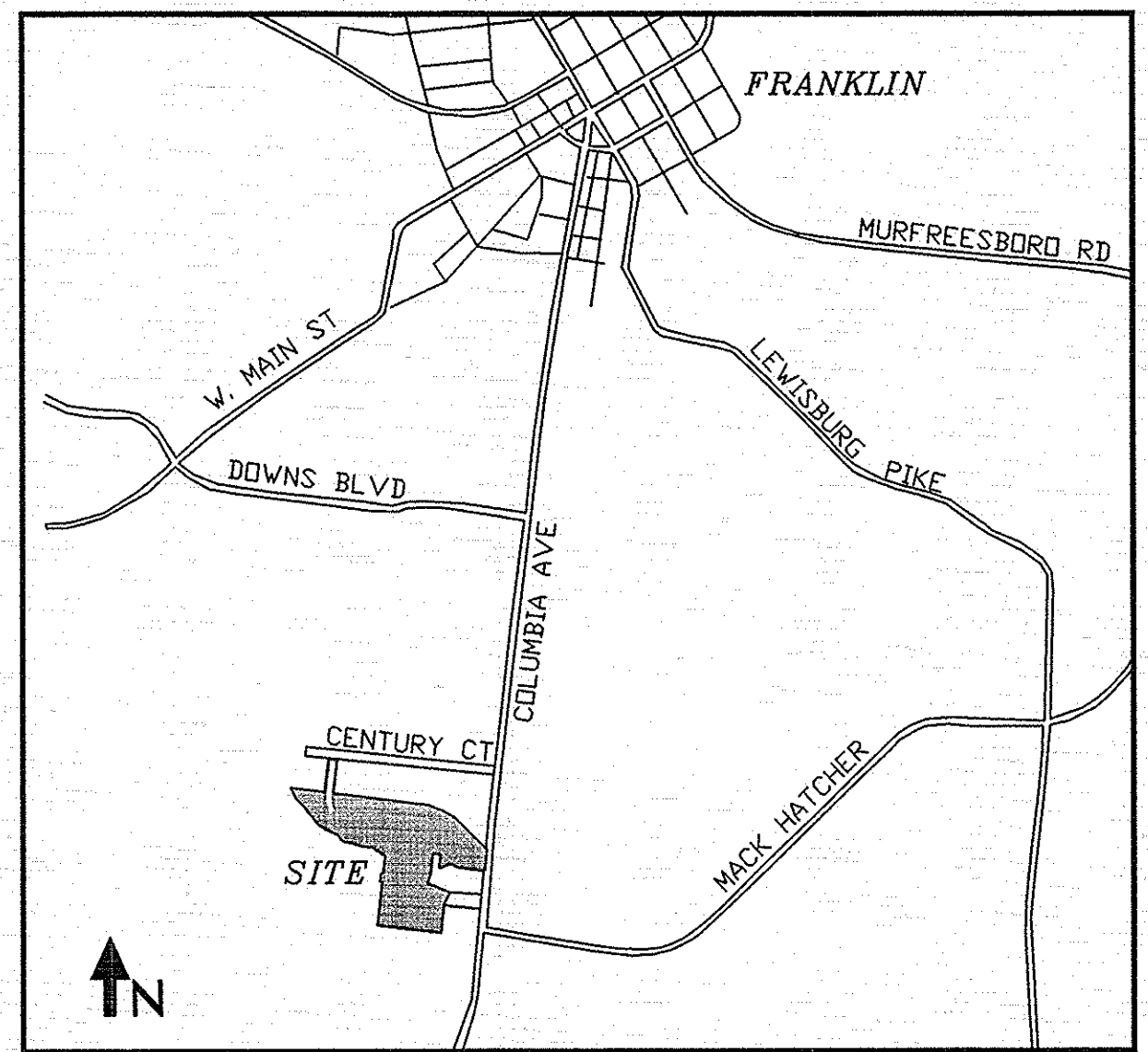
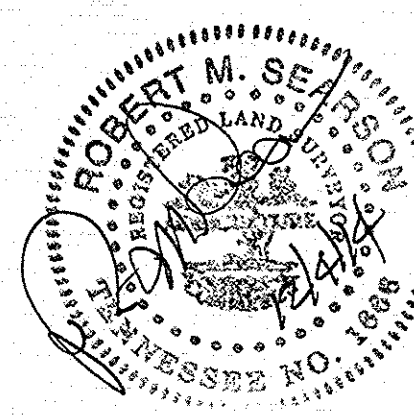
LINE	LENGTH	BEARING
L1	63.69'	N67°18'22"E
L2	28.31'	S86°33'55"E
L3	41.40'	S58°16'31"E
L4	12.81'	N89°19'24"E
L5	23.46'	N82°54'58"E
L6	12.40'	N89°33'18"E
L7	31.84'	N88°29'09"E
L8	9.76'	N86°11'50"E
L9	14.70'	N30°03'47"E
L10	43.65'	S65°09'22"E
L11	19.77'	S80°03'52"E
L12	23.26'	S84°06'00"E
L13	34.40'	N07°38'13"E
L14	7.89'	S82°51'33"E
L15	7.11'	S82°51'33"E
L16	16.43'	N83°37'28"W
L17	16.43'	S83°37'28"E
L18	63.00'	N06°22'32"E
L19	33.14'	S76°18'46"E
L20	9.34'	S30°10'05"W
L21	6.50'	S68°38'06"E
L22	79.87'	N65°40'15"W
L23	70.72'	N71°11'20"W
L24	55.00'	N83°42'05"W
L25	50.00'	S61°48'34"W

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHD BEARING
C1	17.24'	11.50'	85°53'29"	10.70'	15.67'	N73°06'45"E
C2	51.43'	122.50'	24°03'20"	26.10'	51.05'	N18°19'37"E
C3	182.54'	531.50'	19°40'39"	92.18'	181.64'	N73°47'08"W
C4	230.19'	468.50'	28°09'03"	117.47'	227.88'	N69°32'50"W
C5	34.34'	531.50'	3°42'05"	17.17'	34.33'	S57°19'21"E
C6	30.63'	19.50'	90°00'00"	19.50'	27.58'	N38°42'05"W
C7	293.18'	302.61'	55°30'39"	159.25'	281.85'	S55°56'46"E
C8	244.74'	252.61'	55°30'39"	132.93'	235.28'	S55°56'46"E
C9	169.43'	275.00'	35°18'05"	87.50'	166.77'	S10°32'24"E
C10	138.63'	225.00'	35°18'05"	71.59'	136.45'	S10°32'24"E

LOT	SQFT	ACRES
1	186,422	4.27
2 (O.S.)	59,667	1.36
3	96,121	2.20
4	111,112	2.55
6	140,805	3.23
ISLEWORTH DR ROW	46,865	1.08
TOTAL LOT AREA	594,127	13.64
TOTAL ROW DEDICATION	46,865	1.08
TOTAL AREA	640,992	14.72

LEGEND

- | | | | |
|----------------------|--------------|--------------------------|-------|
| PARCEL NO. | () | LIGHT POLE | ⊙ |
| LOT NUMBER | (00) | SANITARY SEWER MANHOLE | ⊙ |
| STREET ADDRESS | 000 | STORM DRAINAGE MANHOLE | ⊙ |
| IRON ROD (OLD) | ⊙ IR(O) | CURB INLET | ⊙ |
| IRON ROD (SET) | ⊙ IR(N) | CLEANOUT | ⊙ CO |
| P K NAIL (OLD) | ⊙ PK(O) | FIRE HYDRANT | ⊙ |
| CONC MON (OLD) | ⊙ MON(O) | WATER METER | ⊙ W |
| PROPERTY LINE | --- | WATER VALVE | ⊙ W |
| FENCE | -X-X- | GAS VALVE | ⊙ G |
| SANITARY SEWER LINE | ---8"SA--- | SIGN | ⊙ |
| STORM SEWER LINE | ---15"RCP--- | BOLLARD | ⊙ |
| WATER LINE | ---8"W--- | CONCRETE | ⊙ |
| GAS LINE | ---2"G--- | BACK FLOW BOX | ⊙ BFP |
| UNDERGROUND ELECTRIC | ---UGE--- | STUBOUT | ⊙ SO |
| ELECTRIC MANHOLE | ⊙ | PROPOSED STREET LIGHT | ⊙ |
| TELEPHONE RISER | ⊙ TR | PROPOSED FIRE HYDRANT | ⊙ |
| TELEPHONE PEDESTAL | ⊙ TP | PROPOSED WATER VALVE | ⊙ |
| UTILITY POLE | ⊙ | PROPOSED STORM STRUCTURE | ⊙ |
| | | PROPOSED MANHOLE | ⊙ |



CERTIFICATE OF APPROVAL OF WATER SYSTEMS
I hereby certify that: (1) the water systems designated in "Through the Green PUD Subdivision, Revision 4" have been installed in accordance with City specifications, or (2) a performance bond in the amount of \$ _____ for the water system has been posted with City of Franklin, Tennessee, to assure completion of such systems.

Supt., Water & Sewer Franklin, TN _____ Date _____

CERTIFICATE OF APPROVAL OF STREETS AND DRAINAGE
I hereby certify that:
The streets and drainage designated in "Through the Green PUD Subdivision, Revision 4" have been installed in accordance with City specifications.

Supt., Streets Franklin, TN _____ Date _____

CERTIFICATE OF SURVEY
I (We) hereby certify that the subdivision plat as shown hereon is correct and that all of the monuments shown hereon have been placed or will be as indicated. This subdivision plat correctly represents a survey made under my supervision on 10-30-14.

Robert M. Searson, Tenn. License No. 1666 Date 12/4/14

CERTIFICATE OF APPROVAL OF SEWER SYSTEMS
I hereby certify that: (1) the sewer systems designated in "Through the Green PUD Subdivision, Revision 4" have been installed in accordance with City specifications, or (2) a performance bond in the amount of \$ _____ for the sewer system has been posted with the City of Franklin, Tennessee, to assure completion of such systems.

Supt., Water & Sewer Franklin, TN _____ Date _____

CERTIFICATE OF APPROVAL FOR RECORDING
Approved by the Franklin Municipal Planning Commission, Franklin, Williamson County, Tennessee, with the exception of such conditions, if any, as are noted in the Planning Commission minutes for the _____ day of _____, 20____, and this plat has been approved for recording in the Registers Office of Williamson County.

Secretary Franklin Municipal Planning Commission _____ Date _____

CERTIFICATE OF OWNERSHIP
I (we) hereby certify that I am (we are) the owner(s) of the properties shown hereon as of record in Book 3860, Page 822 & 824, R.O.W.C., Tennessee, and adopt the plan of subdivision of the property as shown hereon and dedicate all public ways and easements as noted. No lot(s) as shown hereon shall again be subdivided, resubdivided, altered or changed so as to produce less area than is hereby established until otherwise approved by the Franklin Municipal Planning Commission. I (we) further certify that there are no liens on this property, except as to a Deed of Trust to McCall-McCullough, G.P. recorded at Book 3860, Page 826, R.O.W.C. as assigned in Book 5881, Page 978, R.O.W.C.

Wolfe Fields Development, G.P. (owner) _____ Title _____ Date _____

(owner) _____ Title _____ Date _____

THROUGH THE GREEN PUD SUBDIVISION
REVISION 4
FINAL PLAT
C.O.F. NO. 4723

FRANKLIN, WILLIAMSON COUNTY, TENNESSEE

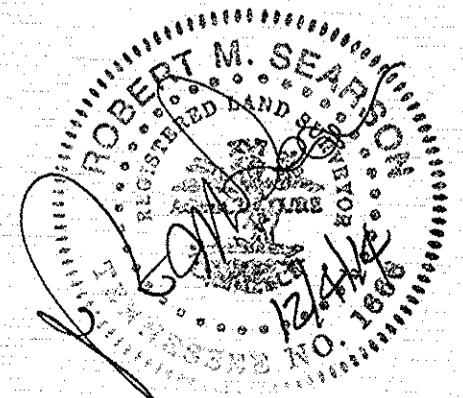
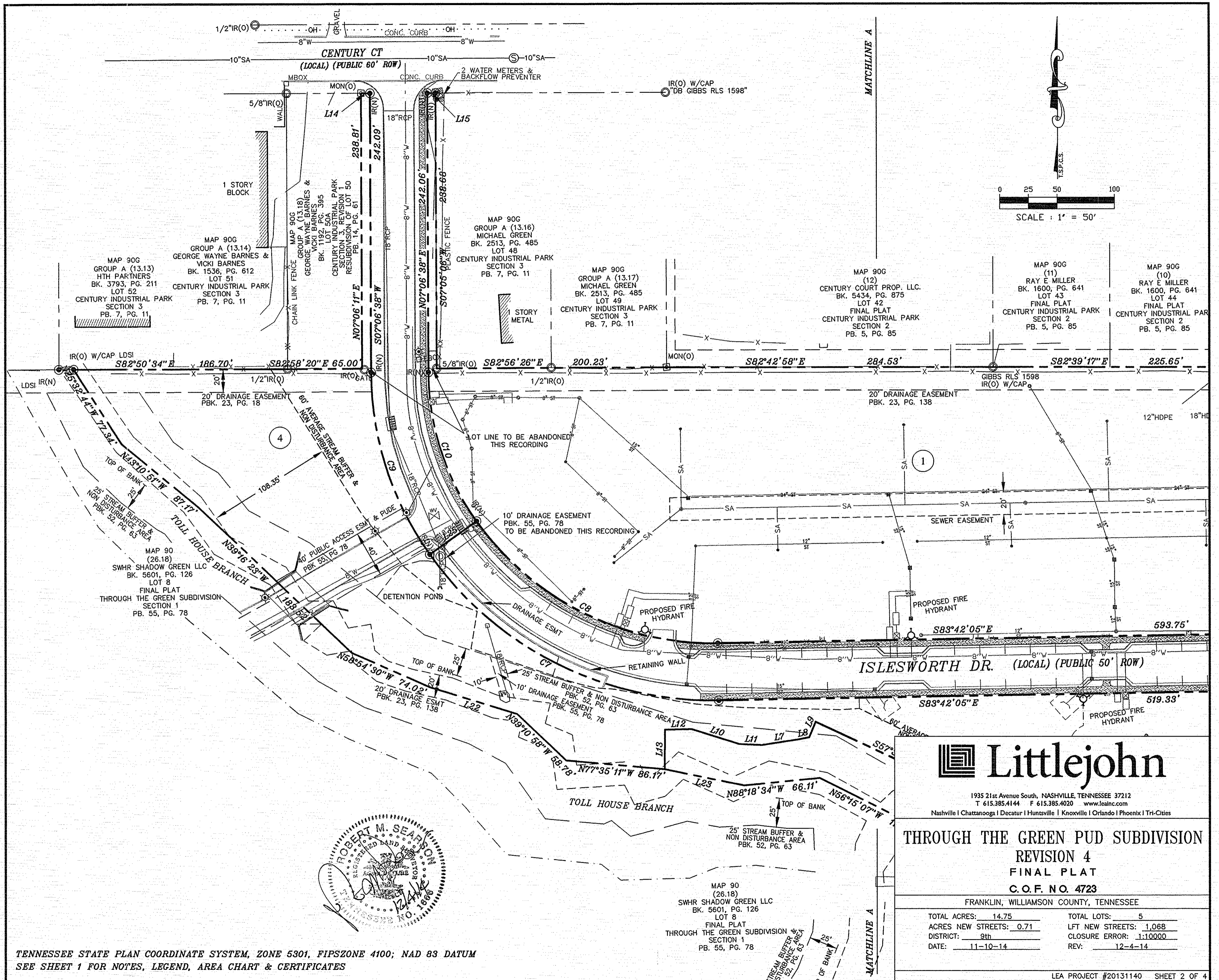
CERTIFICATE OF APPROVAL OF SUBDIVISION NAME AND STREET NAMES
Subdivision name and street names approved by the Williamson County Emergency Management Agency.

Williamson County Emergency Management Agency _____ Date _____

REGISTERS OFFICE (STATE OF TENNESSEE) WILLIAMSON COUNTY
Received for record the _____ day of _____, 20____ at _____ o'clock _____
Noted in Note Book _____, Page _____ and recorded in Book _____,
Page _____ Fee \$ _____

WITNESS MY HAND
Sadie G. Wade
Register of Deeds

TOTAL ACRES: 14.72	TOTAL LOTS: 5
ACRES NEW STREETS: 0.71	LFT NEW STREETS: 1,068
DISTRICT: 9th	CLOSURE ERROR: 1:10000
DATE: 11-10-14	REV: 12-4-14



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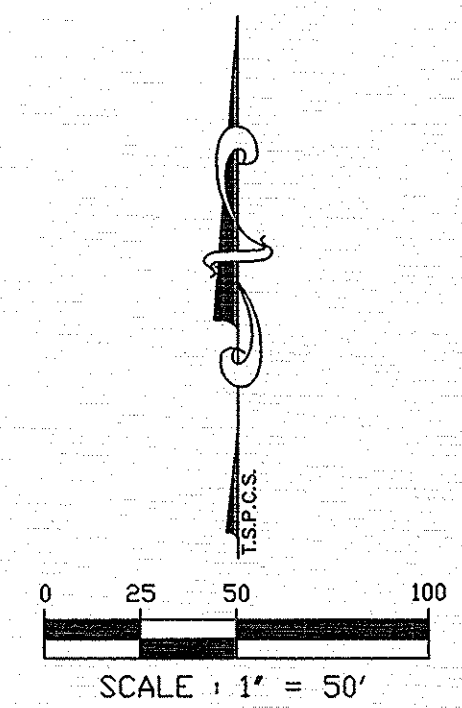
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FRANKLIN, WILLIAMSON COUNTY, TENNESSEE

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TENNESSEE STATE PLAN COORDINATE SYSTEM, ZONE 5301, FIPZONE 4100; NAD 83 DATUM
 SEE SHEET 1 FOR NOTES, LEGEND, AREA CHART & CERTIFICATES

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 TENNESSEE STATE PLAN COORDINATE SYSTEM, ZONE 5301, FIPZONE 4100; NAD 83 DATUM



MAP 90G (12)
 COURT PROP. LLC.
 BK. 1600, PG. 875
 LOT 42
 FINAL PLAT
 INDUSTRIAL PARK
 SECTION 2
 PB. 5, PG. 85

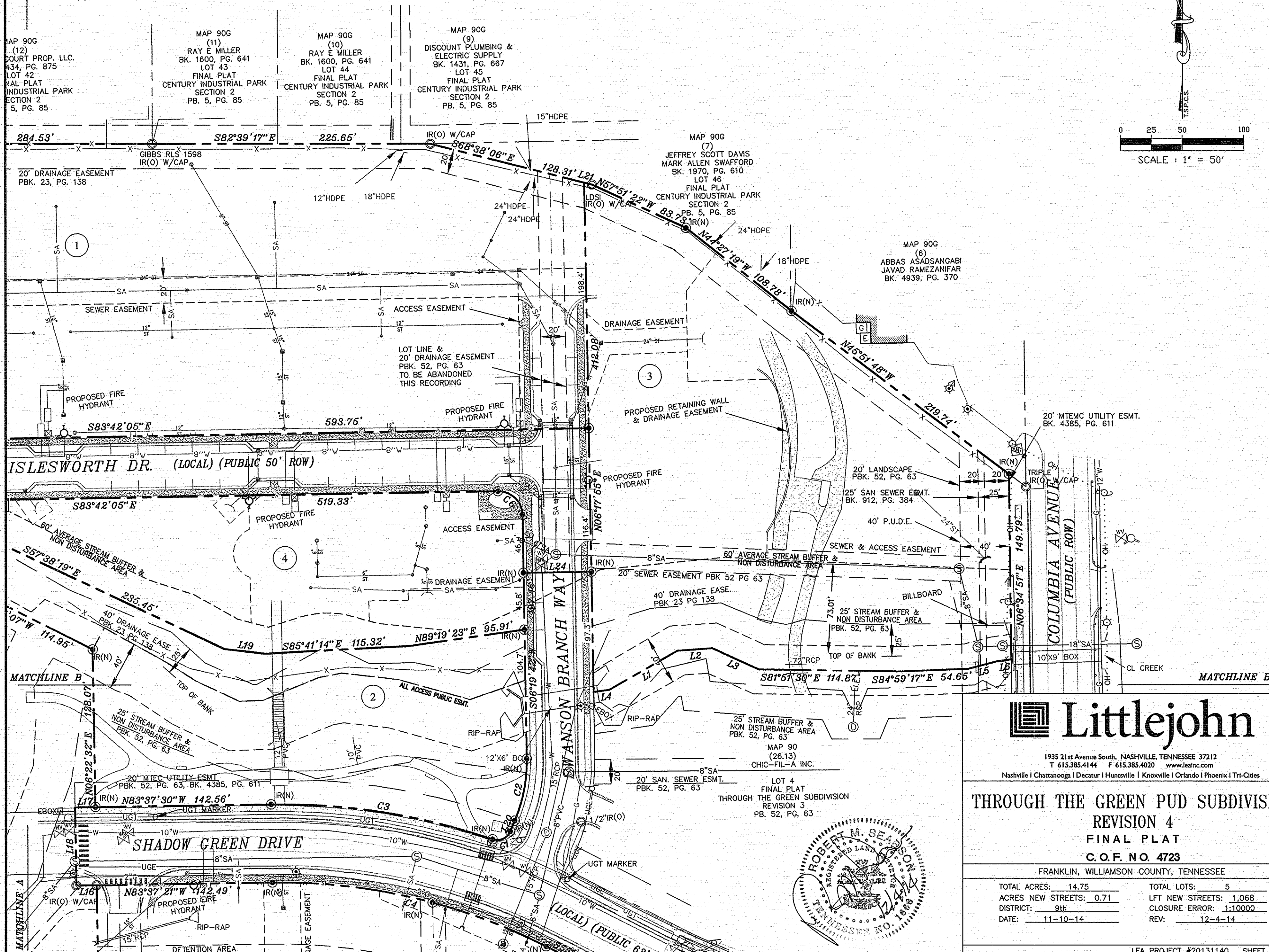
MAP 90G (11)
 RAY E MILLER
 BK. 1600, PG. 641
 LOT 43
 FINAL PLAT
 CENTURY INDUSTRIAL PARK
 SECTION 2
 PB. 5, PG. 85

MAP 90G (10)
 RAY E MILLER
 BK. 1600, PG. 641
 LOT 44
 FINAL PLAT
 CENTURY INDUSTRIAL PARK
 SECTION 2
 PB. 5, PG. 85

MAP 90G (9)
 DISCOUNT PLUMBING &
 ELECTRIC SUPPLY
 BK. 1431, PG. 667
 LOT 45
 FINAL PLAT
 CENTURY INDUSTRIAL PARK
 SECTION 2
 PB. 5, PG. 85

MAP 90G (7)
 JEFFREY SCOTT DAVIS
 MARK ALLEN SWAFFORD
 BK. 1970, PG. 610
 LOT 46
 FINAL PLAT
 CENTURY INDUSTRIAL PARK
 SECTION 2
 PB. 5, PG. 85

MAP 90G (6)
 ABBAS ASADANGABI
 JAVAD RAMEZANIFAR
 BK. 4939, PG. 370



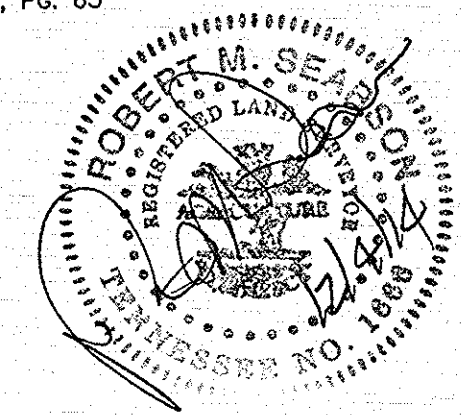
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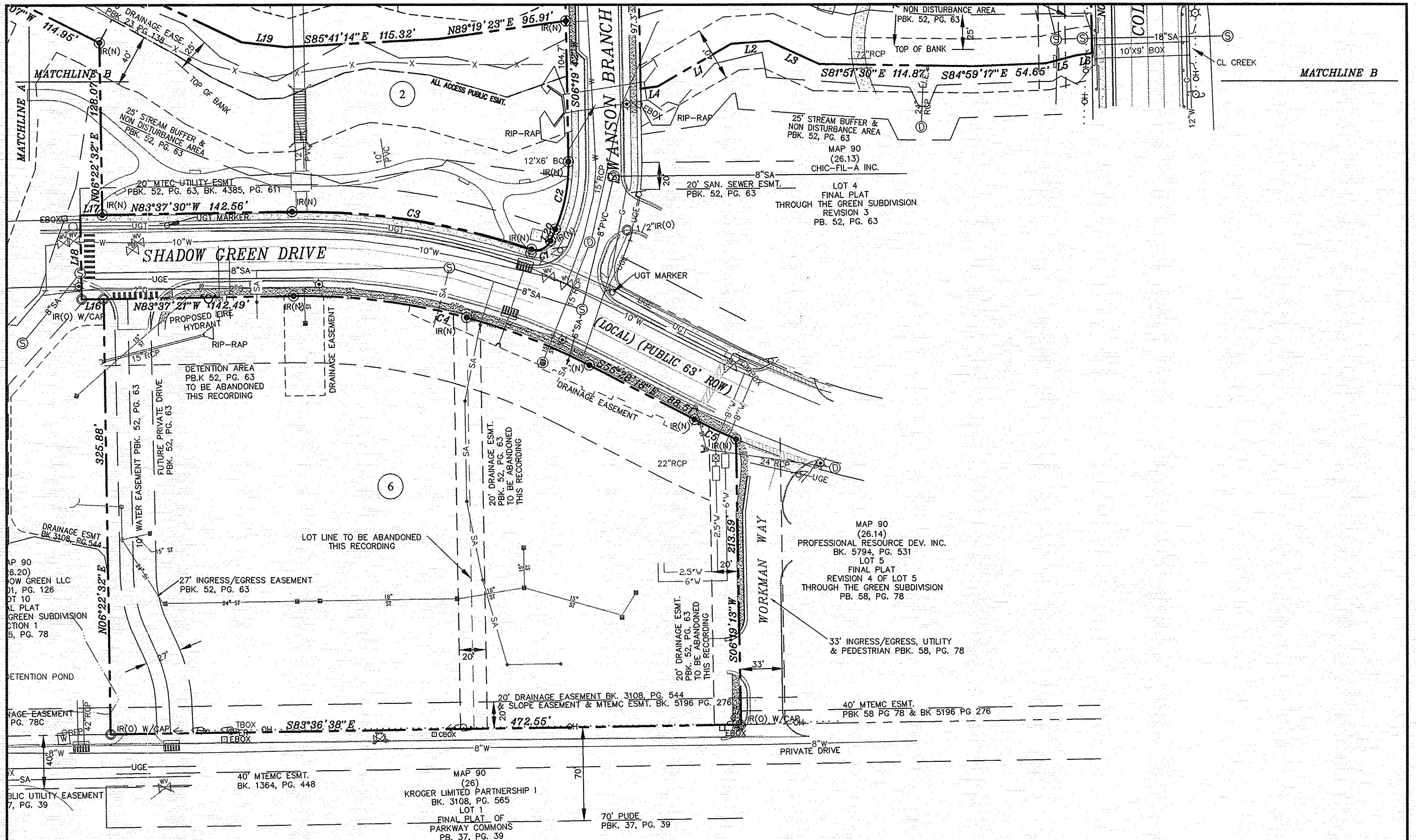
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THROUGH THE GREEN PUD SUBDIVISION
REVISION 4
FINAL PLAT
C.O.F. NO. 4723

FRANKLIN, WILLIAMSON COUNTY, TENNESSEE

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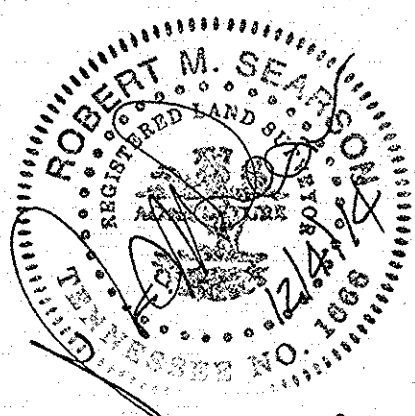




MATCHLINE A

MATCHLINE B

TENNESSEE STATE PLAN COORDINATE SYSTEM, ZONE 5301, FIPZONE 4100; NAD 83 DATUM
 SEE SHEET 1 FOR NOTES, LEGEND, AREA CHART & CERTIFICATES



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THROUGH THE GREEN PUD SUBDIVISION REVISION 4 FINAL PLAT C.O.F. NO. 4723

FRANKLIN, WILLIAMSON COUNTY, TENNESSEE

TOTAL ACRES: 14.72	TOTAL LOTS: 5
ACRES NEW STREETS: 0.71	LFT NEW STREETS: 1,068
DISTRICT: 9th	CLOSURE ERROR: 1:10000
DATE: 11-10-14	REV: 12-4-14