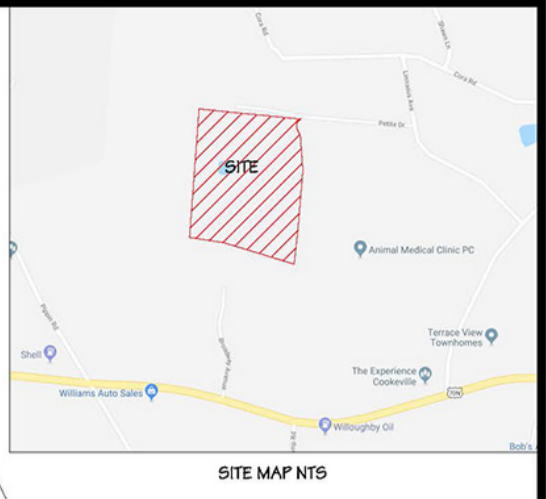
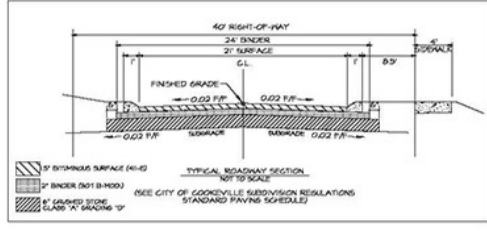


CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	48.87	71.87	S 21°17'59" W	65.50
C2	264.29	41.32	S 29°26'19" E	41.29
C3	20.66	8.37	S 17°26'19" E	9.23
C4	250.07	59.17	S 02°17'20" W	59.06

PRELIMINARY: NOT FOR CONSTRUCTION, RECORDING PURPOSES, OR IMPLEMENTATION



ZONED RS-15
CHARLES HAMLET & JUNE HAMLET
Lot # 5 of the Hamlet Subdivision
Map 29 Parcel 156.04
Book 221 Page 155
Plat Cab C Slide 72

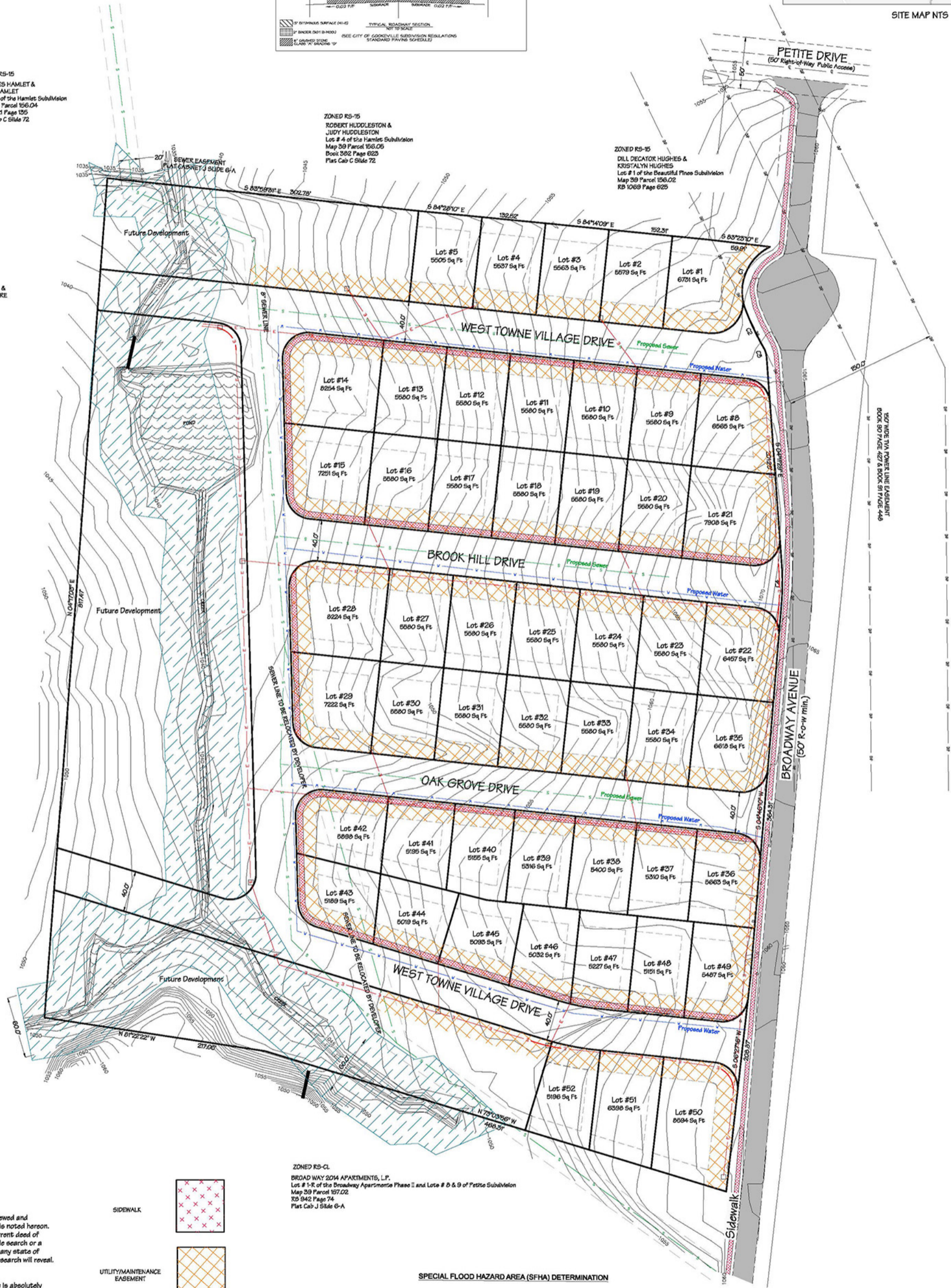
ZONED RS-15
ROBERT HUDDLESTON & JUDY HUDDLESTON
Lot # 4 of the Hamlet Subdivision
Map 29 Parcel 156.06
Book 282 Page 625
Plat Cab C Slide 72

ZONED RS-15
DILL DECATOR HUGHES & KRISTALYN HUGHES
Lot # 1 of the Beautiful Place Subdivision
Map 29 Parcel 156.02
RB 1069 Page 625

ZONED RS-20
MARTIN MIGLIORE, JR. & BRENDA KAYE MIGLIORE
Map 29 Parcel 157.00
RB 867 Page 607

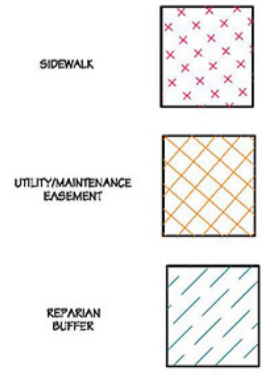
ZONED RS-20
MARTIN MIGLIORE, JR. & BRENDA KAYE MIGLIORE
Map 29 Parcel 157.00
RB 867 Page 607

ZONED RS-CL
BROADWAY 204 APARTMENTS, L.P.
Lot # 12 of the Broadway Apartments Phase II and Lots # 8 & 9 of Petite Subdivision
Map 29 Parcel 157.02
RB 942 Page 74
Plat Cab J Slide 6-A



Note: Every document of record reviewed and considered as a part of this survey is noted hereon. This survey is prepared from the current deed of record and does not represent a title search or a guarantee of title and is subject to any state of facts that a current accurate title search will reveal.

This is a boundary line survey. There is absolutely no certification made as to the existence or non-existence of the following: wetlands; easements or rights-of-way unless otherwise noted hereon; sub-surface utilities or streams; above ground utilities other than those which are clearly shown and labeled as such hereon; buildings, structures, ponds, lakes or streams other than those which are clearly shown and labeled as such hereon; flood areas or designated flood zones unless otherwise noted; or any and all other land features that could be deemed topographic.



SPECIAL FLOOD HAZARD AREA (SFHA) DETERMINATION

According to the FEMA FIRM # 47141C0120D
 Dated: 5/18/2007
 Check One:
 No areas of the subject property depicted on this plat are in a SFHA
 All of the subject property depicted on this plat is in a SFHA
 Shaded area(s) of the subject property depicted on this plat are in a SFHA

PRELIMINARY: NOT FOR CONSTRUCTION, RECORDING PURPOSES, OR IMPLEMENTATION

1ST CIVIL DISTRICT
 PRELIMINARY PLAT FOR
WEST TOWNE VILLAGE
 (Formerly known as Lot #2R of Broadway Apartments, Phase II Plat Cabinet J Slide 6-A)
 PRESENTED TO
 COOKEVILLE MUNICIPAL PLANNING COMMISSION

DEVELOPER: BERNHARDT CONSTRUCTION ADDRESS: 1127 NORTH WASHINGTON AVENUE COOKEVILLE, TN 38501 TELEPHONE: 931-559-7368	SURVEYOR: CHRISTOPHER M. VICK ADDRESS: 2772 Hidden Cove Road COOKEVILLE, TN 38506 TELEPHONE: 931-372-1286
ENGINEER: Clifton Engineering ADDRESS: 380 S Lowe Ave. Suite 6 COOKEVILLE TN 38501 TELEPHONE: 931 372-0427	OWNER: BERNHARDT, LLC ADDRESS: 1127 NORTH WASHINGTON AVENUE COOKEVILLE, TN 38501 TELEPHONE: 931-559-7368

ZONED RS-5
 BUILDING SETBACKS
 FRONT-20'
 REAR-15'
 SIDE- ZERO LOT LINE DETACHED-10' ONE SIDE
 SIDE STREET CORNER LOT-20'

CERTIFICATE OF ACCURACY AND PRECISION

I hereby certify that the plan shown and described hereon is a true and correct survey to the level of accuracy required by the Cookeville Planning Commission. I further certify that the degree of precision (linear and angular) meets the standards established by the Tennessee Board of Examiners for Land Surveyors. I also certify that the monuments and pins have been placed as shown hereon.

July 2019
 Date Signed



Christopher M. Vick, RLS #2164
VICK SURVEYING, LLC
 2772 Hidden Cove Road, Cookeville, TN 931-372-1286