

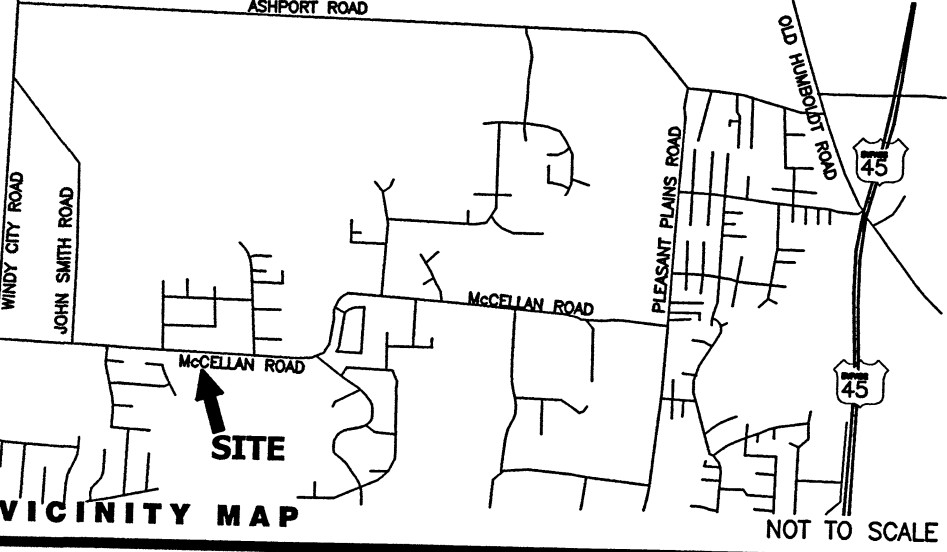
**CURVE TABLE**

NUMBER	CHORD DIRECTION	CHORD LENGTH	RADIUS	LENGTH	DELTA
C1	N30°43'52"W	102.13'	377.50'	102.44'	015°32'54"
C2	N48°39'33"W	133.10'	377.50'	133.80'	020°18'28"
C3	N62°41'42"W	51.11'	377.50'	51.15'	007°45'49"
C4	S85°47'07"W	23.19'	25.00'	24.12'	055°16'34"
C5	S88°45'58"W	50.93'	50.00'	53.44'	061°14'16"
C6	N29°31'34"W	51.64'	50.00'	54.26'	062°10'40"
C7	N32°39'07"E	51.64'	50.00'	54.26'	062°10'40"
C8	S75°13'04"E	65.66'	50.00'	71.63'	082°04'58"
C9	S27°26'08"E	11.74'	50.00'	11.77'	013°28'54"
C10	S44°08'06"E	19.89'	25.00'	20.46'	046°52'51"
C11	S62°45'48"E	70.89'	422.50'	70.97'	009°37'28"
C12	S51°10'02"E	99.81'	422.50'	100.05'	013°34'03"
C13	S37°40'43"E	98.66'	422.50'	98.89'	013°24'36"
C14	S26°57'55"E	59.07'	422.50'	59.11'	008°01'00"
C15	S49°11'58"E	353.73'	400.00'	366.41'	052°29'05"

**LINE TABLE**

NUMBER	DIRECTION	DISTANCE
L1	S22°57'26"E	24.87'



**NOTES:**  
 This survey was prepared without benefit of an abstract of title. No liability is assumed by the undersigned for loss relating to any matter that might be discovered by an abstract or title search of the property.  
 All deed book references shown hereon are recorded in the Register's Office of Madison County, Tennessee.  
 All iron pins set are 1/2" rebar with an identification cap stamped Surveying Services.  
 This property is not located in a Special Flood Hazard Area per Flood Insurance Rate Map, Map No. 47113C0134E, Effective Date: August 3, 2009.  
 The Restrictive Covenants for The Grove at Matthews Creek - Sections 1-A & 1-B are recorded in Trust Deed Book 1976, Page 163. The Restrictive Covenants for the property shown hereon are recorded in Trust Deed Book 1976, Page 163.

**CERTIFICATE:**  
 I hereby certify that this is a Category I Survey and that the ratio of precision of the unadjusted survey is 1:10,000 as shown hereon. This survey is correct to the best of my knowledge and belief.

**OWNER INFORMATION: COMMON AREA**  
 THE GROVE PARTNERS  
 3989 CHRISTMASVILLE ROAD  
 MEDINA, TN 38305  
 TAX MAP 45, PARCEL 6.29  
 DEED BOOK 728, PAGE 3  
 TAX MAP 45, PARCEL 6.28  
 DEED BOOK 736, PAGE 554

**ZONING INFORMATION:**  
 ZONED: R-S  
 (SINGLE FAMILY RESIDENTIAL)  
 SETBACKS:  
 FRONT: 40 FEET MINIMUM  
 SIDE: 12 FEET MINIMUM  
 REAR: 20 FEET MINIMUM

**BENCHMARK NOTE:**  
 The benchmark for the property shown hereon is the rim of the manhole located near the northeast corner of Lot 405 as shown hereon. N: 508785.50, E: 1108902.83, Elev: 436.96.

**STREET INFORMATION TABLE:**

STREET NAME	STREET LENGTH	PAVEMENT WIDTH	PAVEMENT AREA	R.O.W. WIDTH	CURB-GUTTER LENGTH	SIDEWALK AREA
BUCKINGHAM COVE	391.28'	26'	14,159 S.F.	45'	930.48'	3785 S.F.

**CERTIFICATE OF OWNERSHIP AND DEDICATION:**  
 I (We) hereby certify that I am (we are) the owner(s) of the property shown and described hereon as evidenced in Deed Book 728, Page 3 and Deed Book 736, Page 554, in the Register's Office of Madison County, Tennessee, and that I (we) hereby adopt this plan of subdivision with my (our) free consent, and that this plan constitutes offers of irrevocable dedication for all public roads, utilities, and other facilities shown hereon for public use or to private use as noted hereon, as required by the requirements and specifications set forth in the Subdivision and Land Development Regulations of the Jackson Municipal Regional Planning Commission.  
 Date: 5/13/21  
 Signature: [Signature]  
 The Grove Partners

**ACKNOWLEDGEMENT OF OWNER(S) SIGNATURE**  
 State of Tennessee  
 County of Madison  
 Personally appeared before me, the undersigned, a Notary Public, in and for the State and County mentioned, [Signature] with whom I am personally acquainted, and who, upon oath, acknowledged such person to be the owner/developer, the within named bargainer, and that he/she as such owner/developer, executed the foregoing instrument for the purpose therein contained, by signing his/her name as owner/developer.  
 Witness my hand at office, this 13 day of May, 2021.  
 Signature: [Signature]  
 Notary Public  
 My Commission Expires: 1/22/25

**CERTIFICATE OF APPROVAL OF WATER SYSTEMS**  
 I hereby concur that the water system has been installed or proposed to be installed meeting the minimum requirements of the Jackson Energy Authority and hereby recommend approval of the final plat.  
 Date: 5/17/21  
 Signature: [Signature]  
 Jackson Energy Authority

**CERTIFICATE OF APPROVAL OF SANITARY SEWERAGE SYSTEMS**  
 I hereby concur that the sanitary sewerage system has been installed or proposed to be installed meeting the minimum requirements of the Jackson Energy Authority and hereby recommend approval of the final plat.  
 Date: 5/17/21  
 Signature: [Signature]  
 Jackson Energy Authority

**CERTIFICATE OF APPROVAL OF STREET NAMES AND ADDRESSES**  
 I hereby concur that the street names and addresses depicted on this final plat have been reviewed and approved by the E911 Administrative Office.  
 Date: 5/17/21  
 Signature: Carlos Childers  
 E-911 Administrative Office

**CERTIFICATE OF RECOGNITION OF PRIVATE STREETS**  
 I hereby recognize that the streets, drainage improvements, and/or rights-of-way depicted on this subdivision plat are private. These streets, drainage improvements, and rights-of-way shall remain private and not be accepted by the Governing Authority, and the future maintenance shall be the responsibility of the subdivision developer and/or future property owners or Home Owners Association in accordance with the required maintenance agreement recorded in the office of the Register of Deeds for Madison County, Tennessee.  
 Date: 05/18/2021  
 Signature: [Signature]  
 Jackson Municipal Regional Planning Commission  
 City of Jackson Engineering Department

**CERTIFICATE OF FINAL PLAT APPROVAL FOR RECORDING**  
 I hereby certify that the final subdivision plat shown hereon has been reviewed by all applicable review agencies and has been approved by the Jackson Municipal Regional Planning Commission, with the exception of any variances and stipulations noted in the minutes of the Planning Commission and that this plat is hereby approved for recording in the office of the Register of Deeds for Madison County, Tennessee.  
 Date: 05/18/2021  
 Signature: [Signature]  
 Jackson Municipal Regional Planning Commission

**CERTIFICATE OF ACCURACY OF SURVEY**  
 I hereby certify by placing my seal and signature on this plat, that it was prepared in accordance with the specifications and requirements of the Jackson Municipal Regional Planning Commission, and that the accuracy of the survey upon which it is based is in accordance with the requirements of the Standards and Practices as contained in the Rules of the Tennessee State Board of Examiners and Surveyors, Category I survey. I further certify that all monuments have been placed as indicated.  
 Date: 1/5/21  
 Signature: [Signature]  
 Registered Surveyor  
 Tennessee Certificate No. 3053

**FINAL PLAT**  
**THE GROVE AT MATTHEWS CREEK SECTION 4**

JACKSON, MADISON COUNTY, TENNESSEE  
 TAX MAP 45, PARCELS 6.28 & 6.29  
 10 LOTS - 7.03 ACRES  
 ZONING: R-S (SINGLE FAMILY RESIDENTIAL) DISTRICT  
 DRAWN BY: RYAN RICHARDSON DATE: 11/25/2020  
 SCALE: 1"=60' DWG. NO: 2006-087 GROVE FP4  
 0' 60' 150'

**SURVEYING SERVICES, INC.**  
 JACKSON, TENNESSEE  
 41 HERITAGE SQUARE  
 (731) 664-0807