



CURVE TABLE

NUMBER	DELTA ANGLE	RADIUS	TANGENT	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH
C1	16°44'01"	240.00	35.30	70.09	N75°53'29"E	69.84
C11	20°33'07"	1493.71	270.80	535.79	N22°50'14"W	532.92
C12	25°31'00"	240.00	54.34	106.88	S54°45'59"W	106.00
C13	18°27'14"	394.00	64.00	126.90	S51°14'06"W	126.35
C14	92°03'35"	25.00	25.92	40.17	N73°30'30"W	35.99
C15	15°00'43"	1362.00	182.09	362.10	N19°58'21"W	361.06
C16	90°00'00"	4.50	4.50	7.07	N74°32'17"W	6.36
C17	90°00'00"	4.50	4.50	7.07	N15°27'43"E	6.36
C18	18°27'14"	419.50	68.15	135.11	N51°14'06"E	134.53
C19	42°15'01"	214.50	82.88	158.17	N63°08'00"E	154.61
C20	92°46'54"	31.50	33.07	51.01	S49°21'03"E	45.62
C21	87°13'06"	31.50	30.01	47.95	S40°38'57"W	43.45
C22	23°47'47"	675.50	142.33	280.55	S72°21'37"W	278.54
C23	23°47'47"	650.00	136.95	269.96	N72°21'37"E	268.02
C24	90°00'00"	27.00	27.00	42.41	S50°44'30"E	38.18
C25	37°15'28"	65.00	21.91	42.27	S24°22'14"E	41.53
C26	37°15'28"	33.00	11.12	21.46	S24°22'14"E	21.08
C67	115°04'35"	3.00	4.72	6.03	N84°15'30"E	5.06
C68	32°27'43"	35.00	10.19	19.83	S21°58'21"E	19.57
C69	32°27'43"	35.00	10.19	19.83	S10°29'21"W	19.57
C70	115°04'35"	3.00	4.72	6.03	S84°15'30"W	5.06
C71	32°27'44"	35.00	10.19	19.83	N21°58'20"W	19.57
C92	27°28'29"	600.00	146.68	287.71	N70°31'16"E	284.97
C94	10°07'27"	600.00	53.15	106.02	N67°48'41"E	105.88
C95	10°07'27"	600.00	53.15	106.02	N77°56'08"E	105.88
C96	01°15'38"	600.00	6.60	13.20	N83°37'41"E	13.20
C142	32°28'31"	35.00	10.19	19.84	N10°28'57"E	19.57

LINE TABLE

NUMBER	DIRECTION	DISTANCE
L1	S22°28'51"E	62.98
L6	N42°00'29"E	16.88
L7	N29°32'17"W	1.00
L8	N42°00'29"E	42.15
L9	S02°57'36"E	21.02
L10	N02°57'36"W	21.02
L11	N05°44'30"W	44.34
L12	S05°44'30"E	44.34
L17	S05°44'30"E	42.50
L20	N05°44'30"W	5.17
L21	N05°44'30"W	42.50



SPECIAL NOTE:
Lots designated with an asterisk (*) are critical lots, and must have a separate critical lot plan submitted prior to issuance of a building permit submitted to engineering for review and approval.

LEGEND

- CONCRETE MONUMENT (NEW)
- IRON ROD (NEW)
- IRON ROD (OLD)
- SANITARY SEWER MANHOLE
- STREET LIGHT
- FIRE HYDRANT
- CATCH BASIN
- SA— SANITARY SEWER LINE
- STREET ADDRESS
- W— WATER LINE
- FM— SANITARY SEWER FORCE MAIN
- 15"— STORM SEWER (REINFORCED CONCRETE PIPE)
- M.V.U.D.E. MALLORY VALLEY UTILITY DISTRICT EXCLUSIVE EASEMENT
- P.U.D.E. PUBLIC UTILITY AND DRAINAGE EASEMENT
- R.O.W.C. REGISTER'S OFFICE FOR WILLIAMSON COUNTY
- Typ. TYPICAL

AVALON P.U.D. SUBDIVISION

SECTION 1
JOB NO: 95-132 W.O: 6710
SHEET 2 OF 6

RECORDER'S INFORMATION
07/21/2005 - 12:35 PM
05033422
PLAT BOOK : P41
PAGE : 137
REC FEE 90.00
DP FEE 2.00
TOTAL 92.00
SADIE WADE REGISTER OF DEEDS

GENERAL NOTES:
1. See sheet 1 for General Notes.
2. See lot areas sheet 1.

CERTIFICATE OF OWNERSHIP
I (We) hereby certify that I am (we are) the owner(s) of the property shown hereon as of record in Book 2667, Page 830, 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, and under no condition shall such lot(s) be made to produce less area than is prescribed by the restrictive covenants as of record in Book 2667, Page 830, R.O.W.C., Tennessee, running with the title to the property. I (We) further certify that there are no liens on this property, except as follows: Book _____, Page _____, R.O.W.C., Tennessee.
Danville Shubert
Owner(s) AVALON PARTNERS, L.L.C. Date 6/23/05

CERTIFICATE OF APPROVAL OF WATER SYSTEM
I hereby certify that the following water system outlined or indicated on the right of way plat entitled AVALON P.U.D. SUBDIVISION, SECTION 1 has been installed in accordance with current local and/or State Government requirements or a Security Bond in the amount of \$1,115. This has been posted with Mallory Valley Utility District to assure completion of all required improvements in case of default.
Ansley Conde
Mallory Valley Utility District Date 6-23-05

CERTIFICATE OF APPROVAL OF SUBDIVISION NAME AND STREET NAMES
Subdivision Name and Street Names Approved by The Williamson County Department of Emergency Communications.
Jennie Erwin
Williamson County Department of Emergency Communications Date 4-6-05

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 as indicated. This subdivision plat corrects the survey made under my supervision on the 18th day of NOVEMBER, 2003.
Kevin B. Bindner
Surveyor Date 6/16/04

CERTIFICATE OF APPROVAL OF SEWER SYSTEM
I hereby certify that:(1) the sewer system designated in AVALON P.U.D. SUBDIVISION, SECTION 1 have been installed in accordance with City specifications or (2) a performance bond in the amount of \$1,115 has been posted with the City of Franklin, Tennessee, to assure completion of such improvements.
Wilton
Supt., Water and Sewer Franklin, Tenn. Date 7-21-05

CERTIFICATE OF APPROVAL OF STREETS AND DRAINAGE
I hereby certify that:(1) the streets and drainage designated in AVALON P.U.D. SUBDIVISION, SECTION 1 have been installed in accordance with City specifications or (2) a performance bond in the amount of \$1,115 has been posted with the City of Franklin, Tennessee, to assure completion of such improvements.
Ansley Conde
Supt., Streets Franklin, Tenn. Date 7-14-05

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 16 day of Sept. 2004, and this plat has been approved for recording in the Register's Office of Williamson County.
Bob Rank
Secretary, Franklin Municipal Planning Commission Date 7/21/05

FINAL SUBDIVISION PLAT
FRANKLIN, WILLIAMSON COUNTY, TENNESSEE
TOTAL ACRES: 34.84± TOTAL LOTS: 54
ACRES NEW STREETS: 7.10± FEET NEW STREETS: 6,162±
CIVIL DISTRICT: 14th CLOSURE ERROR: 1:15,000
SCALE: 1" = 60' DATE: 08/16/04