

AREA TO BE DEDICATED TO T.D.O.T.

EX. 15' SANITARY SEWER EASEMENT BK 1701 PG 758

AMA INVESTMENTS LLC 1.05 AC

ATOKA BODY SHOP LLC 2.0 AC

MCKELL OTIS PAUL 2.3 AC

MCKELL OTIS PAUL 0.75

FOSTER DON H ESTATE 0.75 AC.

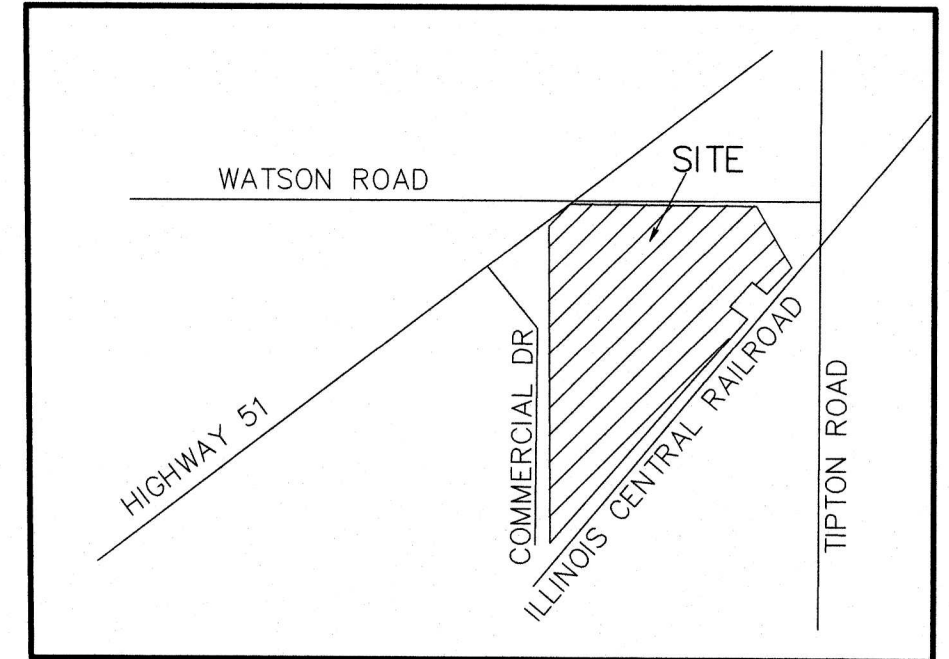
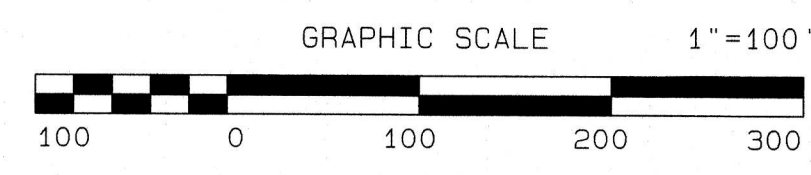
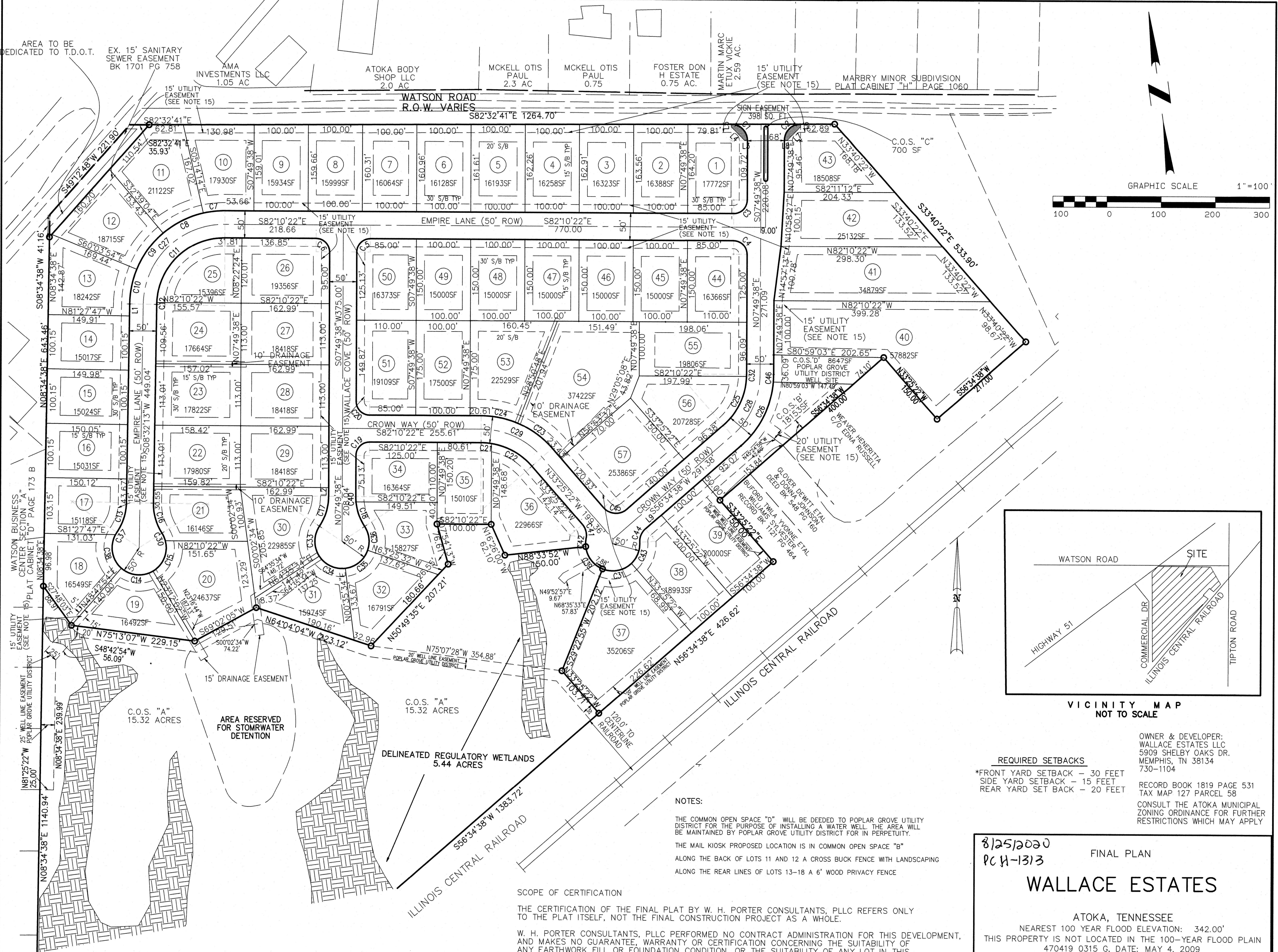
MARTIN MARC ETUX VICKIE 2.59 AC.

15' UTILITY EASEMENT (SEE NOTE 15)

MARBRY MINOR SUBDIVISION PLAT CABINET "H" PAGE 1060

WATSON ROAD R.O.W. VARIES

S82°32'41"E 1264.70'



VICINITY MAP NOT TO SCALE

OWNER & DEVELOPER: WALLACE ESTATES LLC 5909 SHELBY OAKS DR. MEMPHIS, TN 38134 730-1104

REQUIRED SETBACKS *FRONT YARD SETBACK - 30 FEET SIDE YARD SETBACK - 15 FEET REAR YARD SET BACK - 20 FEET

RECORD BOOK 1819 PAGE 531 TAX MAP 127 PARCEL 58 CONSULT THE ATOKA MUNICIPAL ZONING ORDINANCE FOR FURTHER RESTRICTIONS WHICH MAY APPLY

NOTES:

- THE COMMON OPEN SPACE "D" WILL BE DEEDED TO POPLAR GROVE UTILITY DISTRICT FOR THE PURPOSE OF INSTALLING A WATER WELL. THE AREA WILL BE MAINTAINED BY POPLAR GROVE UTILITY DISTRICT FOR IN PERPETUITY.
- THE MAIL KIOSK PROPOSED LOCATION IS IN COMMON OPEN SPACE "B" ALONG THE BACK OF LOTS 11 AND 12 A CROSS BUCK FENCE WITH LANDSCAPING ALONG THE REAR LINES OF LOTS 13-18 A 6' WOOD PRIVACY FENCE

SCOPE OF CERTIFICATION

THE CERTIFICATION OF THE FINAL PLAT BY W. H. PORTER CONSULTANTS, PLLC REFERS ONLY TO THE PLAT ITSELF, NOT THE FINAL CONSTRUCTION PROJECT AS A WHOLE.

W. H. PORTER CONSULTANTS, PLLC PERFORMED NO CONTRACT ADMINISTRATION FOR THIS DEVELOPMENT, AND MAKES NO GUARANTEE, WARRANTY OR CERTIFICATION CONCERNING THE SUITABILITY OF ANY EARTHWORK FILL OR FOUNDATION CONDITION, OR THE SUITABILITY OF ANY LOT IN THIS SUBDIVISION FOR ANY CONSTRUCTION.

BENCH MARK: NGS MONUMENT C 262 VERTICLE CONTROL DISK. 3.45+- MILES SOUTHWEST ALONG U.S. HIGHY 51 FROM THW ATOKA-MUMFORD ROAD INTERSECTION AT CROSSTOWN, AT THE MOST NEWLY ONE OF TWO CONCRETE ROAD BRIDGES OVER BIG CREEK, 19 FEET S/E OF THE C/L OF THE N/W LANE OF U.S. 51, SET IN TOP OF S/E LDGE OF THE SOUTH WINGWALL OF BRIDGE 1, 1 FOOT ABOVE HIGHWAY . NAVD 88 ELV. 347.11

DETENTION NOTE:

THE AREAS DENOTED BY "RESERVED FOR STORM WATER DETENTION" SHALL NOT BE USED AS A BUILDING SITE OF FILLED WITHOUT FIRST OBTAINING WRITTEN PERMISSION FROM THE CITY ENGINEER. THE STORMWATER DETENTION SYSTEMS LOCATED IN THESE AREAS, EXCEPT FOR THOSE PARTS LOCATED IN A PUBLIC DRAINAGE EASEMENT, SHALL BE OWNED AND MAINTAINED BY THE PROPERTY OWNER AND/OR OWNER'S ASSOCIATION. SUCH MAINTENANCE SHALL BE PERFORMED SO TO ENSURE THAT THE SYSTEM OPERATES IN ACCORDANCE WITH THE APPROVED PLAN ON FILE IN THE CITY ENGINEER'S OFFICE. SUCH MAINTENANCE SHALL INCLUDE, BUT NOT BE LIMITED TO, REMOVAL OF SEDIMENTATION, FALLEN OBJECTS, DEBRIS AND TRASH, MOWING, OUTLET CLEANING, AND REPAIR OF DRAINAGE STRUCTURES.

8/25/2020
PC H-1313

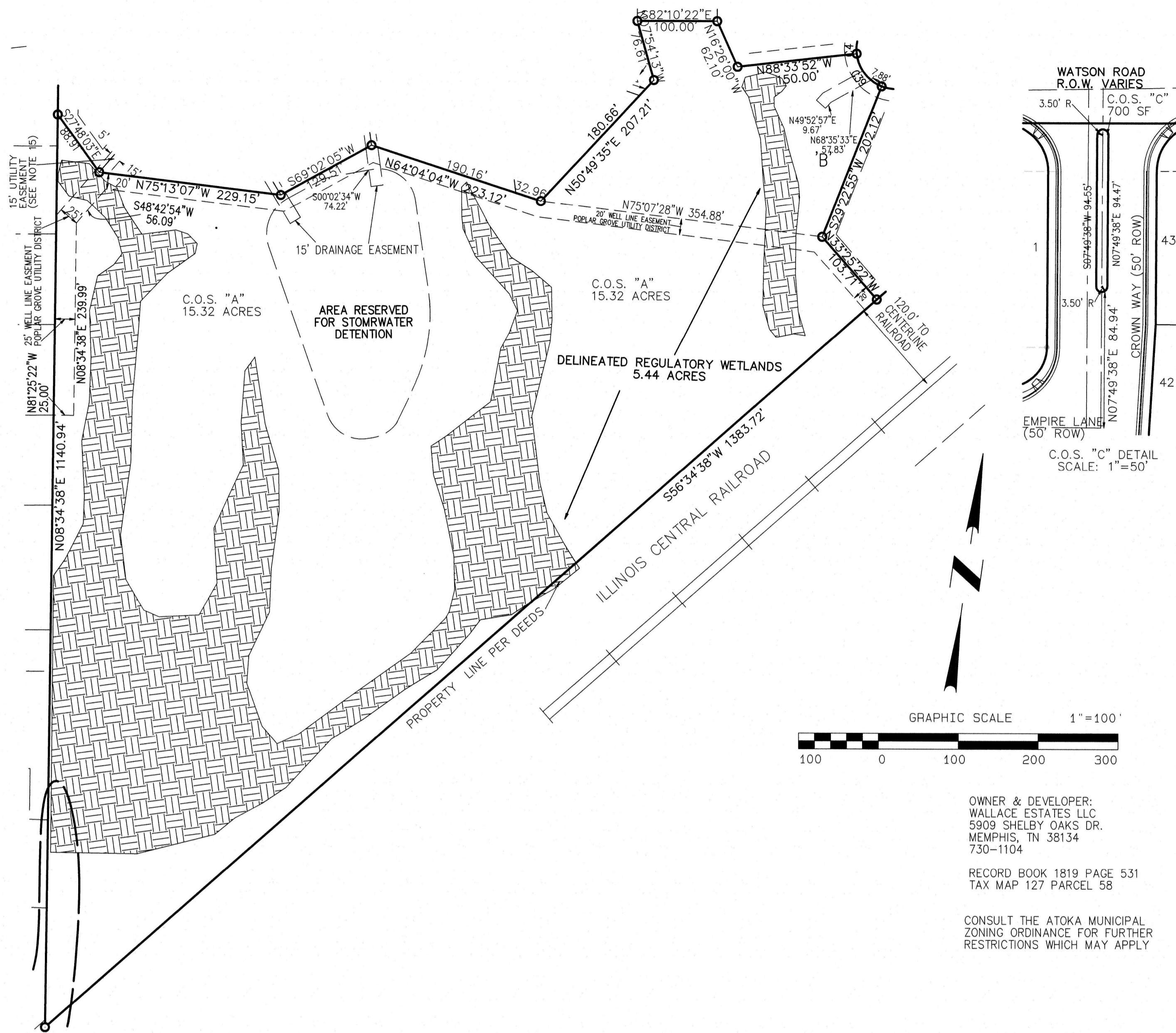
FINAL PLAN

WALLACE ESTATES

ATOKA, TENNESSEE
NEAREST 100 YEAR FLOOD ELEVATION: 342.00'
THIS PROPERTY IS NOT LOCATED IN THE 100-YEAR FLOOD PLAIN 470419 0315 G, DATE: MAY 4, 2009

DEVELOPER: WALLACE ESTATES LLC
ENGINEER: W. H. PORTER CONSULTANTS, PLLC 6055 PRIMACY PKWY, SUITE 115 MEMPHIS, TENNESSEE 38119 (901) 363-9453

SCALE: 1" = 100' DATE: AUGUST 04, 2020
57 LOTS 46.09 ACRES
ZONED: R-1



LINE	BEARING	DISTANCE
L1	N08°32'13"E	22.00'
L2	S07°49'38"W	16.13'
L3	S82°10'22"E	5.00'
L4	S37°21'31"E	35.47'
L5	S07°27'19"W	5.00'
L6	N07°49'38"E	5.00'
L7	N52°36'15"E	35.49'
L8	S82°10'22"E	5.00'
L9	S56°34'38"W	39.08'

LINE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C1	90°22'19"	30.00'	47.32'	30.20'	42.56'	N37°21'31"W
C2	90°22'19"	30.00'	47.32'	30.20'	42.56'	S52°38'29"W
C3	90°00'00"	25.00'	39.27'	25.00'	35.36'	N52°49'38"E
C4	90°00'00"	25.00'	39.27'	25.00'	35.36'	N37°10'22"W
C5	90°00'00"	25.00'	39.27'	25.00'	35.36'	N52°49'38"E
C6	90°00'00"	25.00'	39.27'	25.00'	35.36'	S37°10'22"E
C7	13°03'52"	175.00'	39.90'	20.04'	39.82'	N88°42'18"W
C8	27°24'50"	175.00'	83.73'	42.68'	82.93'	N71°03'21"E
C9	27°24'50"	175.00'	83.73'	42.68'	82.93'	N43°38'31"E
C10	21°23'52"	175.00'	65.36'	33.06'	64.98'	N19°14'09"E
C11	87°42'27"	125.00'	191.35'	120.10'	173.21'	S53°58'24"W
C12	1°34'58"	125.00'	3.45'	1.73'	3.45'	N09°19'42"E
C13	33°33'26"	100.00'	58.57'	30.15'	57.74'	S25°18'56"W
C14	71°54'56"	50.00'	62.76'	36.27'	58.72'	S77°14'34"E
C15	74°12'51"	50.00'	64.76'	37.82'	60.33'	N29°41'32"E
C16	33°33'26"	100.00'	58.57'	30.15'	57.74'	N08°14'30"W
C17	33°33'26"	100.00'	58.57'	30.15'	57.74'	S24°36'21"W
C18	27°53'29"	100.00'	48.68'	24.83'	48.20'	N11°47'04"W
C19	90°00'00"	25.00'	39.27'	25.00'	35.36'	S52°49'38"E
C20	90°00'00"	25.00'	39.27'	25.00'	35.36'	S37°10'22"E
C21	8°55'25"	125.00'	19.47'	9.75'	19.45'	S77°42'39"E
C22	39°49'35"	125.00'	86.89'	45.28'	85.15'	S53°20'09"E
C23	26°05'36"	175.00'	79.70'	40.55'	79.01'	N46°28'10"W
C24	22°39'24"	175.00'	69.20'	35.06'	68.75'	N70°50'40"W
C25	46°57'23"	125.00'	102.44'	54.29'	99.60'	S33°05'57"W
C26	48°45'00"	175.00'	148.90'	79.29'	144.45'	S32°12'08"W
C27	89°17'25"	150.00'	233.76'	148.15'	210.81'	S53°10'56"W
C28	48°45'00"	150.00'	127.63'	67.96'	123.81'	S32°12'08"W
C29	48°45'00"	150.00'	127.63'	67.96'	123.81'	N57°47'52"E
C30	17°36'20"	50.00'	15.36'	7.74'	15.30'	S16°13'03"E
C31	65°31'14"	50.00'	57.18'	32.17'	54.11'	N86°37'18"E
C32	1°47'37"	125.00'	3.91'	1.96'	3.91'	N08°43'27"E
C33	66°47'30"	50.00'	58.29'	32.96'	55.04'	S07°59'19"W
C34	64°00'00"	50.00'	55.85'	31.24'	52.99'	S57°24'26"E
C35	64°00'05"	50.00'	55.85'	31.24'	52.99'	N58°35'32"E
C36	52°19'18"	50.00'	45.66'	24.56'	44.09'	N00°25'50"E
C37	5°36'15"	50.00'	4.89'	2.45'	4.89'	N39°17'32"E
C38	77°46'31"	50.00'	67.87'	40.33'	62.78'	S02°23'51"E
C39	62°03'13"	50.00'	54.15'	30.07'	51.54'	S29°35'28"E
C40	5°39'58"	100.00'	9.89'	4.95'	9.88'	S04°59'39"W
C41	52°17'34"	30.00'	27.38'	14.73'	26.44'	N07°16'35"W
C42	17°25'41"	50.00'	15.21'	7.66'	15.15'	S10°09'09"W
C43	49°34'15"	50.00'	43.26'	23.09'	41.92'	N29°04'31"E
C44	52°17'34"	30.00'	27.38'	14.73'	26.44'	S30°25'51"W
C45	90°00'00"	30.00'	47.12'	30.00'	42.43'	N78°25'22"W
C46	4°33'29"	175.00'	13.92'	6.96'	13.92'	S10°06'22"W

GENERAL NOTES

1. THERE IS A 15' UTILITY EASEMENT ALONG THE FRONT OF ALL LOTS IN THIS SUBDIVISION AND A 5' UTILITY EASEMENT ALONG THE SIDE AND REAR OF ALL LOTS UNLESS OTHERWISE NOTED.
2. A MINIMUM OF 24-HOURS PRIOR TO BEGINNING CONSTRUCTION, THE CONTRACTOR SHALL NOTIFY THE TOWN OF ATOKA CODE ENFORCEMENT OFFICE AT 901.837.5308.
3. ALL NEWLY CUT OR FILLED AREAS LACKING ADEQUATE VEGETATION, SHALL BE SEEDED, MULCHED, FERTILIZED AND/OR SODDED AS REQUIRED TO EFFECTIVELY CONTROL SOIL EROSION.
4. THE LOCATION OF EXISTING UNDERGROUND UTILITIES ARE APPROXIMATE AND NOT NECESSARILY ALL OF THE SAME. THE CONTRACTOR SHALL BE RESPONSIBLE FOR NOTIFYING THE UTILITY COMPANIES WHICH MAINTAIN A UTILITY LINE WITHIN THE BOUNDARIES OF THE PROJECT. THE CONTRACTOR SHALL ALSO ASSUME FULL RESPONSIBILITY FOR DAMAGE TO ANY UTILITIES ENCOUNTERED WITHIN CONSTRUCTION PERIMETERS, WHETHER SHOWN ON THE CONSTRUCTION PLANS OR NOT, DURING THE WORK ON THE PROJECT. FOR SITE LOCATION OF EXISTING UTILITIES INVOLVING ATOKA WATER, POPLAR GROVE UTILITY DISTRICT, RITTER, AND/OR SOUTHWEST ELECTRIC, CALL 1-800-351-1111. FOR SEWER LOCATIONS CALL 901-837-5300
5. CONTRACTOR SHALL MAINTAIN ACCESS TO ALL PROPERTIES.
6. ALL FILL SOILS SHALL BE COMPACTED TO A MINIMUM OF 95% OF STANDARD PROCTOR DENSITY (ASTM D-698) WITHIN 3% OF OPTIMUM MOISTURE CONTENT IN LIFTS NOT TO EXCEED SIX (6) INCHES OF COMPACTED THICKNESS.
7. ALL CONSTRUCTION MATERIAL AND PROCEDURES SHALL MEET OR EXCEED THE REQUIREMENTS OF THE TOWN OF ATOKA STANDARD CONSTRUCTION SPECIFICATION.
8. PROPERTY LINES SHALL BE FIELD VERIFIED PRIOR TO CONSTRUCTION. GRADING, CLEARING AND THE ERECTION OR REMOVAL OF FENCES ALONG PROPERTY LINES SHALL BE FULLY COORDINATED WITH ADJACENT PROPERTY OWNERS.
9. VERIFY SITE CONDITIONS PRIOR TO CONSTRUCTION. NOTIFY THE TOWN OF ATOKA INSPECTION OFFICE ENGINEER 901-837-5300 OF ANY VARIATIONS PRIOR TO COMMENCEMENT OF WORK.
10. ALL GRADING WORK SHALL BE PERFORMED IN SUCH A MANNER THAT ADJACENT PROPERTIES ARE NOT DAMAGED OR ADVERSELY AFFECTED.

11. LOT DRAINAGE: FINISH GRADE SHALL BE SLOPED AWAY FROM THE FOUNDATIONS FOR DRAINAGE. THE FINISH GRADE MUST BEGIN AT LEAST 12 INCHES BELOW THE TOP OF THE FOUNDATION WALL OR THE GRADE OF THE CONCRETE SLAB AT THE INTERIOR IN THE CASE OF AN INTEGRAL SLAB AND FOUNDATION. THE MINIMUM GRADE AWAY FROM THE FOUNDATION SHALL BE TWO PERCENT (2%) IN ALL DIRECTIONS. THE DRIVEWAY SHALL BE SLOPED DOWN AT TWO PERCENT (2%) FOR AT LEAST EIGHT FEET FROM THE STRUCTURE.

12. W. H. PORTER CONSULTANTS, PLLC IS NOT RESPONSIBLE FOR THE CONSTRUCTION PRACTICES OF THE CONTRACTOR. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR CONSTRUCTION MEANS AND METHODS AND SHALL COMPLY WITH ALL APPLICABLE HEALTH AND SAFETY RULES BE IT LOCAL, STATE, OR FEDERAL FOR EACH AREA OF CONSTRUCTION.

13. TRENCHES 5 FEET DEEP OR GREATER REQUIRE A PROTECTIVE SYSTEM. TRENCHES 20 FEET DEEP OR GREATER REQUIRE THAT THE PROTECTIVE SYSTEM BE DESIGNED BY A REGISTERED PROFESSIONAL STRUCTURAL ENGINEER.

14. ALL STREETS ARE TO BE PROOF ROLLED AND TO ENSURE ANY YIELDING SOILS ARE IDENTIFIED. YIELDING SOILS SHALL BE CUT AND BACKFILLED PRIOR TO PAVING.

15. THE UTILITY EASEMENT(S) SHOWN ON THIS PLAT IS (ARE) FOR THE SOLE BENEFIT OF POPLAR GROVE UTILITY DISTRICT, RITTER COMMUNICATION, SOUTHWEST ELECTRIC COOPERATIVE AND THE TOWN OF ATOKA. NO PERSON MAY ERECT ANY STRUCTURE WITHIN THE EASEMENT(S), ENCROACH UPON THE EASEMENT(S) OR OBSTRUCT ACCESS TO THE EASEMENT(S) IN ANY WAY WITHOUT THE WRITTEN PERMISSION OF EACH OF THESE UTILITIES.

16. THE HOMEOWNER WILL PLANT AT LEAST TWO 2" CALIPER TREES, ONE OF WHICH SHALL BE LOCATED IN THE FRONT YARD. TREES SHALL BE BROAD LEAFED DECIDUOUS SHADE TREE.

17. THE HOMEOWNER WILL INSTALL SIDEWALK ALONG THE STREET FRONTAGE OF EACH LOT IN ACCORDANCE WITH THE TECHNICAL STANDARDS FOR SIDEWALK CONSTRUCTION IN THE TOWN OF ATOKA SUBDIVISION REGULATIONS.

OWNER & DEVELOPER:
WALLACE ESTATES LLC
5909 SHELBY OAKS DR.
MEMPHIS, TN 38134
730-1104

RECORD BOOK 1819 PAGE 531
TAX MAP 127 PARCEL 58

CONSULT THE ATOKA MUNICIPAL
ZONING ORDINANCE FOR FURTHER
RESTRICTIONS WHICH MAY APPLY

8/25/2020
PC H-1313

FINAL PLAN

WALLACE ESTATES

ATOKA, TENNESSEE

NEAREST 100 YEAR FLOOD ELEVATION: 342.00'
THIS PROPERTY IS NOT LOCATED IN THE 100-YEAR FLOOD PLAIN
470419 0315 G, DATE: MAY 4, 2009

DEVELOPER: WALLACE ESTATES LLC

ENGINEER: W. H. PORTER CONSULTANTS, PLLC
6055 PRIMACY PKWY, SUITE 115
MEMPHIS, TENNESSEE 38119
(901) 363-9453

SCALE: 1" = 100' DATE: AUGUST 04, 2020
57 LOTS 46.09 ACRES

ZONED: R-1 SHEET 2 OF 3

OWNER'S CERTIFICATE

WE, Wallace Estates, LLC 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 TOWN 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.

BY: [Signature] DATE 8/11/20
(NAME OF DEVELOPER)

NOTARY'S CERTIFICATE

STATE OF TENNESSEE
COUNTY OF TIPTON

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE AND COUNTY AFORESAID, DULY COMMISSIONED AND QUALIFIED, PERSONALLY APPEARED Frances M. Johnson WITH WHOM I AM PERSONALLY ACQUAINTED AND WHO, UPON OATH, ACKNOWLEDGE HIMSELF TO BE OWNER OF THE Wallace Estates, LLC SUBDIVISION, AND HE AS SUCH OWNER, EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE THEREIN CONTAINED BY SIGNING HIS NAME AS OWNER.

IN WITNESS WHEREOF, I HEREUNTO SET OUT MY HAND AND AFFIX MY SEAL THIS 11th DAY OF August 2020

NOTARY PUBLIC: Kathy J Sheuwell
MY COMMISSION EXPIRES: 4-30-2022
KATHY J SHEUWELL
STATE OF TENNESSEE
NOTARY PUBLIC
FAYETTE COUNTY
My Commission Expires 04-30-2022

MORTGAGEE CERTIFICATE

WE, THE UNDERSIGNED, First Citizens National Bank, MORTGAGEE OF THE PROPERTY SHOWN HEREON, HEREBY ADOPT THIS PLAT AS OUR PLAN OF SUBDIVISION AND DEDICATE THE STREETS, RIGHT-OF-WAYS, UTILITIES, EASEMENTS, AND RIGHTS OF ACCESS AS SHOWN TO THE TOWN OF ATOKA FOREVER AND HEREBY CERTIFY THAT WE ARE THE MORTGAGEE DULY AUTHORIZED SO TO ACT AND THAT SAID PROPERTY IS UNENCUMBERED BY ANY TAXES WHICH HAVE BECOME DUE AND PAYABLE.

BY: [Signature], Southwest Regional President DATE 8/11/2020
MORTGAGEE

NOTARY'S CERTIFICATE

STATE OF TENNESSEE
COUNTY OF TIPTON

BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE AND COUNTY AFORESAID, DULY COMMISSIONED AND QUALIFIED, PERSONALLY APPEARED John E. Smith OF First Citizens National Bank SUBDIVISION, AND HE AS SUCH REPRESENTATIVE EXECUTED THE FOREGOING INSTRUMENT FOR THE PURPOSE THEREIN CONTAINED BY SIGNING HIS NAME AS REPRESENTATIVE OF THE MORTGAGEE.

IN WITNESS WHEREOF, I HEREUNTO SET OUT MY HAND AND AFFIX MY SEAL THIS 11th DAY OF August 2020

NOTARY PUBLIC: Kathy J Sheuwell
MY COMMISSION EXPIRES: 4-30-2022
KATHY J SHEUWELL
STATE OF TENNESSEE
NOTARY PUBLIC
FAYETTE COUNTY
My Commission Expires 04-30-2022

TOWN OF ATOKA STAFF CERTIFICATE

STAFF SIGNATURES SIGNIFY THAT ALL REQUIREMENTS HAVE BEEN MET AND REQUIRED INFORMATION IS SHOWN OF THE PLAN SUBMITTAL, AND THAT THE SUBDIVISION HAS BEEN PHYSICALLY INSPECTED. IT IS ATTESTED THAT THE FINAL PLAT SUBSTANTIALLY MIRRORS THE APPROVED PRELIMINARY PLAT AND CONSTRUCTION DRAWINGS OF THE STAFF REPORT TO THE PLANNING COMMISSION NOTES THE REASONS FOR DISCREPANCIES.

[Signature] DATE 8/20/20
TOWN PLANNER
[Signature] DATE 8/20/20
TOWN ENGINEER
[Signature] DATE 9-11-20
PUBLIC UTILITIES DIRECTOR

CERTIFICATE OF ADEQUACY OF STORM DRAINAGE

I, Henry L. Porter DO HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL CIVIL ENGINEER, AND THAT I HAVE DESIGNED ALL STORM WATER DRAINAGE FOR THIS SUBDIVISION IN ACCORDANCE WITH THE ATOKA MUNICIPAL SUBDIVISION REGULATIONS TO ASSURE THAT IN MY PROFESSIONAL OPINION NEITHER SAID SUBDIVISION OR THE ADJOINING PROPERTIES WILL BE DAMAGED.

IN WITNESS WHEREOF, I, Henry L. Porter THE SAID PROFESSIONAL CIVIL ENGINEER, HEREBY SET OUT MY HAND AND AFFIX MY SEAL THIS August DAY OF 2020

BY: Henry L. Porter CIVIL ENGINEER DATE 8/11/20
TENNESSEE CERTIFICATE NO. 137405 (SEAL)

SURVEYOR'S CERTIFICATE

I, William D. Porter 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 THE Wallace Estates SUBDIVISION, A SUBDIVISION LYING WITHIN THE TOWN 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 WHEREOF, I, William D. Porter THE SAID REGISTERED LAND SURVEYOR, HEREBY SET OUT MY HAND AND AFFIX MY SEAL THIS August DAY OF 2020

BY: William D. Porter DATE 8/11/2020
TENNESSEE CERTIFICATE NO. 137405 (SEAL)

ENGINEER'S CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT IS TRUE AND CORRECT, IS IN CONFORMANCE WITH THE DESIGN REQUIREMENTS OF THE ZONING ORDINANCE, THE SUBDIVISION REGULATIONS AND THE SPECIFIC CONDITIONS IMPOSED ON THIS PLAT, AND TAKES INTO ACCOUNT ALL APPLICABLE REGULATIONS, LOCAL BUILDING LAWS AND REGULATIONS.

BY: Henry L. Porter DATE 8/11/20
TENNESSEE CERTIFICATE NO. 137405 (SEAL)

CERTIFICATE OF APPROVAL OF WATER, SEWER AND DRAINAGE SYSTEMS PLANS

I, Daniel Lovett DO HEREBY CERTIFY THAT I HAVE REVIEWED THE WATER, SEWER AND DRAINAGE SYSTEMS PLANS FOR THIS SUBDIVISION AND CERTIFY THAT THEY MEET THE REQUIREMENTS OF THE MUNICIPAL SUBDIVISION REGULATIONS AND TECHNICAL SPECIFICATIONS OF THE TOWN OF ATOKA AND ARE HEREBY APPROVED.

DATE 9-11-20 PUBLIC WORKS SUPERVISOR [Signature]

CERTIFICATE OF THE APPROVAL OF WATER SYSTEM

I, D. Braden DO HEREBY CERTIFY THAT (1) THE WATER SYSTEM HAS BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO THE POPLAR GROVE UTILITY DISTRICT SPECIFICATIONS, OR (2) THAT A SECURITY BOND OF \$151,727.00 HAS BEEN POSTED WITH THE DISTRICT TO ASSURE COMPLETION OF ALL REQUIRED WATER SYSTEM IMPROVEMENTS IN CASE OF DEFAULT.

DATE 08/11/2020 POPLAR GROVE UTILITY DISTRICT REPRESENTATIVE [Signature]

CERTIFICATE OF APPROVAL OF STREETS

I HEREBY CERTIFY: (1) THAT THE STREETS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO SPECIFICATIONS, OR (2) THAT A SECURITY BOND IN THE AMOUNT OF \$78,000.00 HAS BEEN POSTED WITH THE PLANNING COMMISSION TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS FOR THIS SUBDIVISION, IN CASE OF DEFAULT.

DATE 8-11-20 TOWN OR COUNTY ROAD ENGINEER OR OTHER APPROVING AGENT [Signature]

CERTIFICATE OF APPROVAL OF UTILITIES

I HEREBY CERTIFY: (1) THAT UTILITIES HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO SPECIFICATIONS, OR (2) THAT A SECURITY BOND IN THE AMOUNT OF \$78,000.00 HAS BEEN POSTED WITH THE PLANNING COMMISSION TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS FOR THIS SUBDIVISION, IN CASE OF DEFAULT.

DATE PLANNING COMMISSION ATOKA, TENNESSEE

CERTIFICATE OF APPROVAL FOR SUBDIVISION AND STREET NAMES

I, Renee Downing DO HEREBY CERTIFY THAT I HAVE REVIEWED THE PROPOSED SUBDIVISION AND CERTIFY THAT THE NAME OF THE SUBDIVISION AND/OR NAME (S) OF THE STREET (S) WITHIN THIS PROPOSED SUBDIVISION DO NOT CONFLICT WITH OTHER SUBDIVISIONS AND STREET NAMES FOR EMERGENCY SERVICE PURPOSES.

DATE 8-25-2020 DIRECTOR OF 911 ADDRESSING [Signature]

PLANNING COMMISSION CERTIFICATE OF APPROVAL OF THE FINAL PLAT

I, Vicki Shipes DO HEREBY CERTIFY THAT THE ATOKA MUNICIPAL/REGIONAL PLANNING COMMISSION HAS APPROVED THIS FINAL PLAT OR SUBDIVISION FOR RECORDING.

DATE 8-24-20 SECRETARY, ATOKA MUNICIPAL/PLANNING COMMISSION [Signature]

FINAL PLAN
WALLACE ESTATES
ATOKA, TENNESSEE
NEAREST 100 YEAR FLOOD ELEVATION: 342.00'
THIS PROPERTY IS NOT LOCATED IN THE 100-YEAR FLOOD PLAIN
470419 0315 G, DATE: MAY 4, 2009
DEVELOPER: PFMT HOLDINGS L.L.C.
ENGINEER: W. H. PORTER CONSULTANTS, PLLC
6055 PRIMACY PKWY, SUITE 115
MEMPHIS, TENNESSEE 38119
(901) 363-9453
SCALE: 1" = 100' DATE: AUGUST 04, 2020
57 LOTS 46.09 ACRES
ZONED: R-1 SHEET 3 OF 3