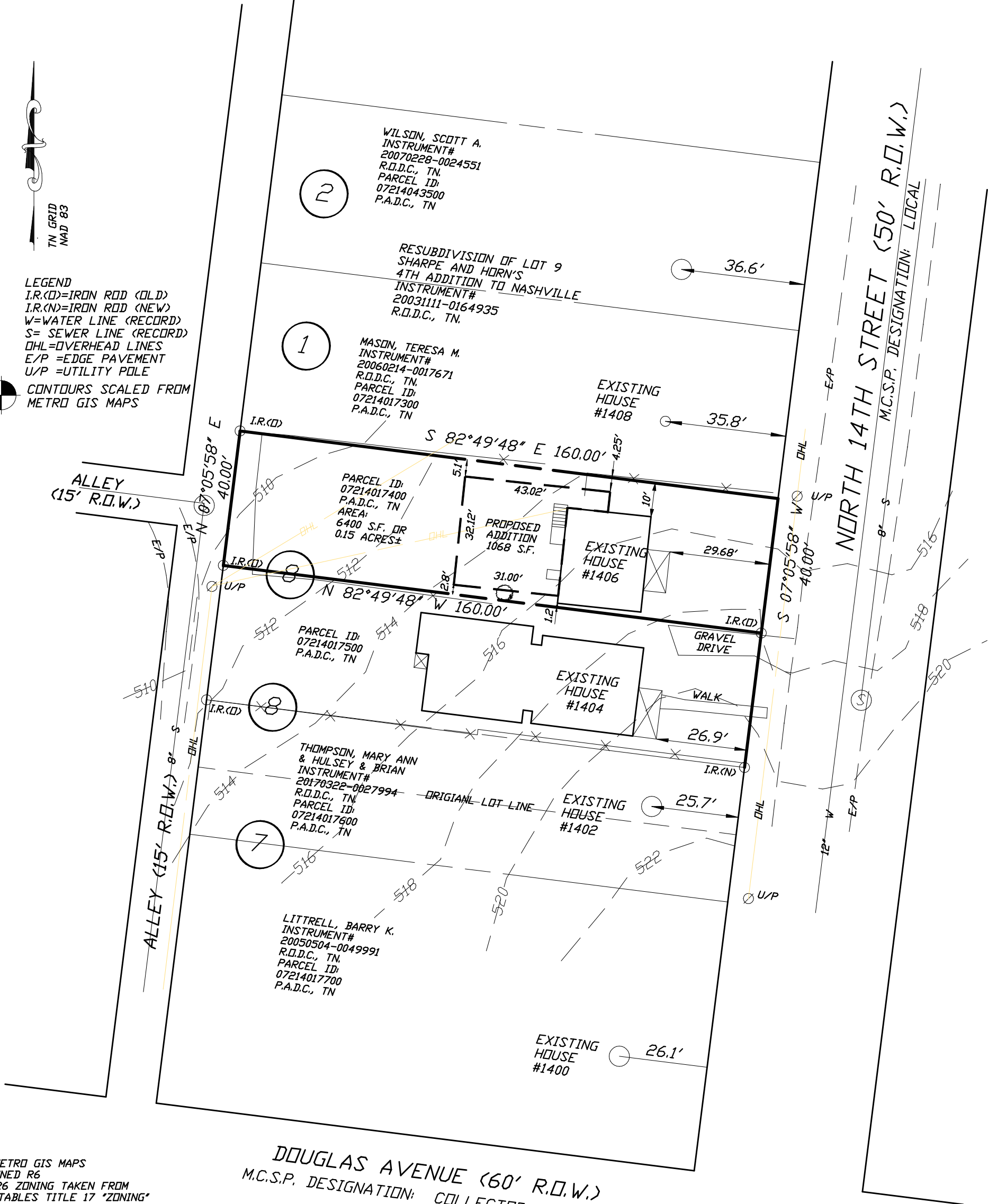




LEGEND
I.R.(D)=IRON ROD (OLD)
I.R.(N)=IRON ROD (NEW)
W=WATER LINE (RECORD)
S=SEWER LINE (RECORD)
OHL=OVERHEAD LINES
E/P=EDGE PAVEMENT
U/P=UTILITY POLE
CONTOURS SCALED FROM
METRO GIS MAPS



ACCORDING TO METRO GIS MAPS
PROPERTY IS ZONED R6
SETBACKS FOR R6 ZONING TAKEN FROM
DISTRICT BULK TABLES TITLE 17 "ZONING"
CHAPTER 17.12

FRONT = STREET AVERAGE
SIDES = 5'
REAR = 20'
VERIFY SETBACKS WITH CODES BEFORE
DESIGN OR CONSTRUCTION DECISIONS
ARE MADE.

BY GRAPHIC SCALING FROM THE LATEST
F.E.M.A. / FLOOD INSURANCE RATE MAP
THIS PROPERTY IS NOT LOCATED IN A
F.E.M.A. / F.I.R.M SPECIAL FLOOD HAZARD AREA
MAP 470040 PANEL 0253 H
EFFECTIVE DATE = 4-5-17

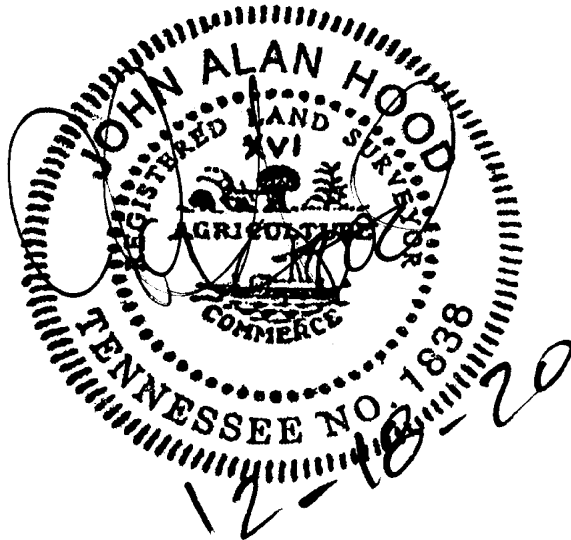
THIS SURVEY WAS PREPARED FROM THE
LATEST RECORDED DEED DESCRIPTION.
THIS SURVEY IS SUBJECT TO THE FINDINGS
OF A CURRENT TITLE EXAMINATION.
NO TITLE REPORT WAS FURNISHED PRIOR TO
THE SURVEY.

UTILITIES SHOWN WERE TAKEN FROM PUBLIC
AS-BUILT RECORDS & FIELD LOCATION. THERE MAY
BE UTILITIES OR EASEMENTS PRESENT THAT ARE
NOT SHOWN ON THIS SURVEY.
CONTACT THE TENNESSEE ONE CALL SYSTEM
PRIOR TO ANY CONSTRUCTION OR DIGGING.

PREPARED BY:
CAMPBELL, McRAE
& ASSOCIATES,
SURVEYING, INC.
P.O. BOX 41153
NASHVILLE, TN, 37204
PH. 615-298-2424
EMAIL cmas@att.net

I HEREBY CERTIFY THAT THIS IS
A CATEGORY I SURVEY WITH THE
RATIO OF PRECISION OF THE
UNADJUSTED SURVEY BEING 1: 18,000.
THIS SURVEY WAS DONE IN
COMPLIANCE WITH THE CURRENT
STANDARDS OF PRACTICE ADOPTED
BY THE TENNESSEE STATE BOARD OF
EXAMINERS FOR LAND SURVEYORS.

JOHN ALAN HOOD
TN. R.L.S.#1838



SITE PLAN
THE NORTHERLY 40 FEET OF
LOT 8, SHARPE AND HORN'S
ADDITION TO NASHVILLE
BOOK 161, PAGE 172 R.O.D.C., TN.
PROPERTY LOCATED IN THE 6TH
COUNCIL DISTRICT OF NASHVILLE,
DAVIDSON COUNTY TENNESSEE
ON THE WESTERLY MARGIN OF
NORTH 14TH STREET, NORTH
OF DOUGLAS AVENUE
PROPERTY ADDRESS:
1406 NORTH 14TH STREET,
NASHVILLE, TN., 37206
DEED REFERENCE:
INSTRUMENT # 202012100144714
R.O.D.C., TN.
PARCEL ID:
07214017400 P.A.D.C., TN.
DATE: 12-18-2020
SCALE: 1"=30'
PREPARED FOR:
WITHOUTLIMITSBIZ LLC

