

THE SOUTHWEST CORNER OF SECTION 14,
TOWNSHIP 1 SOUTH, RANGE 8 WEST,
SOUTHAVEN, DESOTO COUNTY, MISSISSIPPI

- NOTES:
- MINIMUM SETBACKS ARE AS FOLLOWS:
A. 50' FRONT YARD
B. NO SIDE YARD
C. 20' REAR YARD
 - A 10 FEET WIDE UTILITY EASEMENT IS REQUIRED ON ALL STREET FRONTAGE. A 5 FEET WIDE UTILITY EASEMENT IS AS SHOWN.
 - WATER AND SEWER SERVICE WILL BE PROVIDED BY THE CITY OF SOUTHAVEN.
 - THIS PROPERTY IS NOT LOCATED IN HUD IDENTIFIED SPECIAL FLOOD HAZARD AREA ACCORDING TO FEMA MAP NO. 28033C0030 E, DATED JUNE 19, 1997
 - MONUMENTS PLACED AT THE CORNERS ARE NOTED.

OWNER'S CERTIFICATE
 I, **T. J. GANNAWAY III**, OWNER OR AUTHORIZED REPRESENTATIVE OF THE OWNER OF THE PROPERTY HEREBY ADOPT THIS AS MY PLAN OF SUBDIVISION AND DEDICATE THE RIGHT-OF-WAY FOR THE ROADS AS SHOWN ON THE PLAT OF THE SUBDIVISION TO THE PUBLIC USE FOREVER AND RESERVE FOR THE PUBLIC UTILITIES THE UTILITY EASEMENTS AS SHOWN ON THE PLAT. I CERTIFY THAT I AM THE OWNER IN FEE SIMPLE OF THE PROPERTY AND THAT NO TAXES HAVE BECOME DUE AND PAYABLE. THIS THE 15 DAY OF MAY, 2001.

OWNER: **T. J. GANNAWAY III**
 TREASURER: **MAGNOLIA SQUARE L.P.**



NOTARY'S CERTIFICATE
 STATE OF TENNESSEE, COUNTY OF SHELBY

PERSONALLY APPEARED BEFORE ME THE UNDERSIGNED AUTHORITY IN AND FOR THE SAID COUNTY AND STATE, ON THE 15th DAY OF MAY, 2001, WITHIN MY JURISDICTION, THE WITHIN NAMED T. J. GANNAWAY III, WHO ACKNOWLEDGED THAT HE/SHE IS T. J. GANNAWAY III OF MAGNOLIA SQUARE L.P., A TENNESSEE GENERAL PARTNERSHIP, AND THAT FOR AND ON BEHALF OF THE SAID PARTNERSHIP, AND AS ITS ACT AND DEED HE/SHE EXECUTED THE ABOVE AND FOREGOING WARRANTY DEED, FOR THE PURPOSES MENTIONED ON THE DAY AND YEAR HEREIN MENTIONED, AFTER FIRST HAVING BEEN DULY AUTHORIZED BY SAID PARTNERSHIP SO TO DO.

Nancy L. Blalock
 NOTARY PUBLIC
 MY COMMISSION EXPIRES: April 13, 2004

SOUTHAVEN PLANNING COMMISSION
 APPROVED BY THE SOUTHAVEN PLANNING COMMISSION ON THIS THE 30th DAY OF April, 2001.

ATTEST: **[Signature]** CHAIRMAN
[Signature] SECRETARY

SOUTHAVEN BOARD OF ALDERMEN
 APPROVED BY THE SOUTHAVEN MAYOR AND BOARD OF ALDERMAN ON THIS THE 1st DAY OF May, 2001.

[Signature] CITY CLERK
[Signature] CHARLES G. DAVIS, MAYOR

STATE OF MISSISSIPPI
 COUNTY OF DESOTO

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON WAS FILED FOR RECORD IN MY OFFICE AT 9:34 O'CLOCK A.M., ON THE 18th DAY OF May, 2001 AND WAS IMMEDIATELY ENTERED UPON THE PROPER INDEXES AND DULY RECORDED IN PLAT BOOK 75, PAGE 9.

W. E. Davis Chancery Clerk
 CHANCERY CLERK

CERTIFICATE OF ENGINEER
 I HEREBY CERTIFY THAT ALL DIMENSIONS, ANGLES, BEARINGS, AND AREAS SHOWN ON THIS PLAT ARE CORRECT, AND THAT EXTERIOR PLUMB LINES AND SPERIAL LOT DIMENSIONS COMPLY WITH MINIMUM STATE STANDARDS FOR SURVEYING.

[Signature]
 ENGINEER

MORTGAGEE'S CERTIFICATE
 I HEREBY CERTIFY THAT THE PROPERTY HEREBY SHOWN ON THE PLAT OF THE SUBDIVISION IS THE PROPERTY HEREBY, AND I HEREBY ADOPT THIS AS OUR PLAN OF SUBDIVISION AND DEDICATE THE RIGHT-OF-WAY FOR THE ROADS AS SHOWN ON THE PLAT OF THE SUBDIVISION TO THE PUBLIC USE FOREVER AND RESERVE FOR THE PUBLIC UTILITIES THE UTILITY EASEMENTS AS SHOWN ON THE PLAT. I CERTIFY THAT I AM THE MORTGAGEE IN FEE SIMPLE OF THE PROPERTY AND THAT NO TAXES HAVE BECOME DUE AND PAYABLE. THIS THE 17 DAY OF May, 2001.

[Signature]
 TITLE SIGNATURE OF MORTGAGEE

NOTARY'S CERTIFICATE
 STATE OF Mississippi, COUNTY OF Desoto

PERSONALLY APPEARED BEFORE ME THE UNDERSIGNED AUTHORITY IN AND FOR THE SAID COUNTY AND STATE, ON THE 17th DAY OF May, 2001, WITHIN MY JURISDICTION, THE WITHIN NAMED [Signature], WHO ACKNOWLEDGED THAT HE/SHE IS [Signature] OF [Signature] OF [Signature] AND AS ITS ACT AND DEED HE/SHE EXECUTED THE ABOVE AND FOREGOING INSTRUMENT, AFTER FIRST HAVING BEEN DULY AUTHORIZED BY SAID BANK SO TO DO.

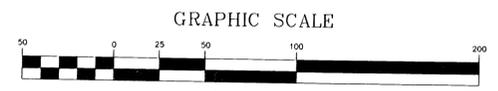
[Signature]
 NOTARY PUBLIC
 MY COMMISSION EXPIRES: 15-03

DIVISION OF LOT 2
 OF THE FIRST REVISION OF
MAGNOLIA SQUARE
COMMERCIAL SUBDIVISION

SEC 14, TOWNSHIP 1 SOUTH, RANGE 8 WEST
 SOUTHAVEN, DESOTO COUNTY
 SCALE: 1" = 50'
 MAY, 2001

ZONING: C-2
 TOTAL AREA: 2.20 Ac.
 TOTAL LOTS: 3

DEVELOPER
 MAGNOLIA SQUARE L.P.
 155 NORTH MAIN SUITE 102
 COLLIERVILLE, TN 38017



(IN FEET)
 1 inch = 50 ft.

