

Fairfield Communities, Inc., hereinafter referred to as Developer, is the owner of all real estate reflected by this plat, and the plat is filed for record and recorded subject to the following provisions:

At 10:00 a.m. on the 8th day of May, 1970, the Developer, joined by the Fairfield Glade Community Club, a nonprofit corporation, filed in the office of the Register in and for Cumberland County, Tennessee, a Declaration of Covenants and Restrictions (hereinafter referred to as "Declaration") which is recorded in Record Book 99 at Page 370 et seq. The Developer, joined by the Fairfield Glade Community Club, has filed or will file a document or documents referred to as Supplemental Declaration(s) of Covenants and Restrictions which, when recorded, shall subject the property described therein to the provisions of the Declaration referred to above. The property described in the Supplemental Declaration(s) may describe all or a portion of the property reflected on this plat, but in no event shall the Supplemental Declaration describe property not reflected on this plat. Said Supplemental Declaration(s) may also reflect the different character of the properties described therein and said Supplemental Declaration(s) shall be recorded in the office of the Register in and for Cumberland County, Tennessee.

All roads and streets reflected upon the plat are dedicated to the general public.

Any common properties designated on the plat are dedicated to the common use and enjoyment of the Owners of the lots reflected upon said plat as well as other Owners of the "properties" as the term is defined in the declaration, and shall not be considered as dedicated for use to the general public.

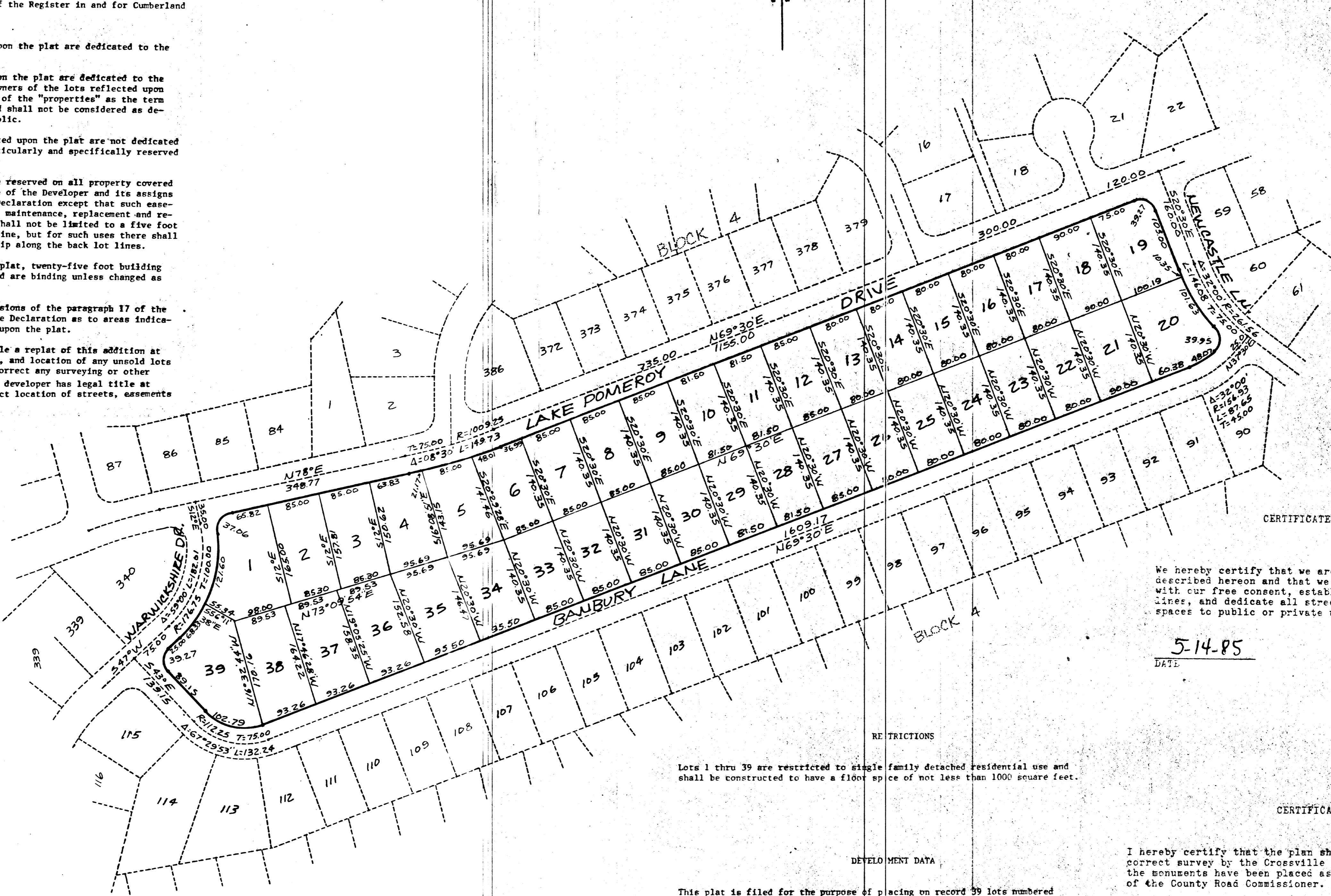
The reserved properties as reflected upon the plat are not dedicated as a part of the plat and are particularly and specifically reserved by the Developer.

Utility and drainage easements are reserved on all property covered by this plat for the exclusive use of the Developer and its assigns as provided in Article IV of the Declaration except that such easements, when used for installation, maintenance, replacement and repair of underground sewer lines, shall not be limited to a five foot strip along the back of each lot line, but for such uses there shall be reserved a twenty-five foot strip along the back lot lines.

Unless otherwise indicated on the plat, twenty-five foot building setback lines apply to all lots and are binding unless changed as provided in the Declaration.

Owners shall comply with the provisions of the paragraph 17 of the Protective Covenants portion of the Declaration as to areas indicated as protective screening areas upon the plat.

Developer reserves the right to file a replat of this addition at any time, to alter the shape, size, and location of any unsold lots and any unopened streets and may correct any surveying or other errors affecting any lots to which developer has legal title at the time of such replat of the exact location of streets, easements and other common areas.



Restrictions:
D.B. 300, pg. 255

This plat is approved for central sewage system and water. None of these lots are approved for a septic tank and disposal field. Before any septic tank system can be installed a soil evaluation and all other site criteria shall be met.

5-20-85
DATE
Conrad Wiley
ENVIRONMENTALIST,
CUMBERLAND COUNTY HEALTH DEPARTMENT

RESTRICTIONS
Lots 1 thru 39 are restricted to single family detached residential use and shall be constructed to have a floor space of not less than 1000 square feet.

DEVELOPMENT DATA
This plat is filed for the purpose of placing on record 39 lots numbered 1 thru 39 and containing 11.3213 acres or less, plus 0 lineal feet of street right-of-way containing 0 acres or less, plus common properties containing 0 acres more or less, plus reserved properties containing 0 acres more or less, compiling a total of 11.313 acres more or less.

REGISTER'S OFFICE CUMBERLAND COUNTY, STATE OF TENNESSEE
Received for record the 20 day of May, 1985, at 2:25 o'clock P.M.
Notes in Notebook X Page 136 and recorded in Plat Book 9 Page 44 Fee 15.00 Paid 16.00

WITNESS MY HAND Rhoda Mae Davis REGISTER By: Mary Lu Jackson D.R.

CERTIFICATE OF OWNERSHIP AND DEDICATION

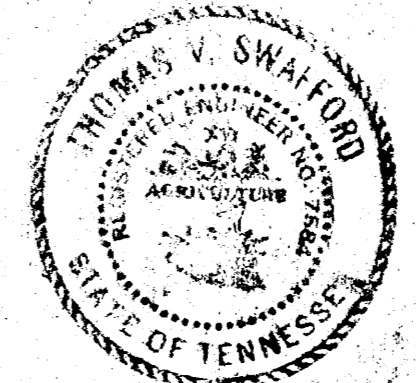
We hereby certify that we are the owners of the property shown and described hereon and that we hereby adopt this plan of subdivision with our free consent, establish the minor building restriction lines, and dedicate all streets, alleys, walks, parks, and other open spaces to public or private use as noted.

5-14-85
DATE
By: Terry L. Flou
OWNER Senior VICE PRESIDENT

CERTIFICATE OF ACCURACY

I hereby certify that the plan shown and described hereon is true and correct survey by the Crossville Regional Planning Commission and that the monuments have been placed as shown hereon, to the specifications of the County Road Commissioner.

4-3-85
DATE
Thomas V. Swafford
OWNER



FAIRFIELD GLADE
4TH CIVIL DISTRICT OF
CUMBERLAND COUNTY TN

LAKE POMEROY BLOCK 7

DEVELOPED BY:
FAIRFIELD COMMUNITIES INC.

PREPARED BY:
FAIRFIELD GLADE ENGR. DEPT.

DRN. BY: J.W. Melby DATE: 03-28-86 APPROVED BY: TOM SWAFFORD
SHT. 1 OF 1 SCALE: 1" = 100'