

RESOLUTION NO. 25884

A RESOLUTION AUTHORIZING THE ACCEPTANCE OF PERMANENT CONSERVATION EASEMENT FROM HIXSON DEVELOPMENT PARTNERS, LLC THROUGH THE TRUST FOR PUBLIC LAND ON A PORTION OF LOT 2, MORNING POINTE SUBDIVISION, AS SET FORTH IN EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE, TO BE USED AS PART OF THE CHATTANOOGA'S GREENWAY SYSTEM, AND EXPRESSING THE GRATITUDE OF THE MAYOR AND CITY COUNCIL FOR SAID EASEMENT.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CHATTANOOGA, TENNESSEE, That there be and is hereby authorized the acceptance of permanent conservation easement from Hixson Development Partners, LLC through The Trust for Public Land on a portion of Lot 2, Morning Pointe Subdivision, as set forth in Exhibit A attached hereto and made a part hereof by reference, to be used as part of the Chattanooga Greenway System.

BE IT FURTHER RESOLVED that the Mayor and City Council of the City of Chattanooga do hereby express their sincere gratitude to Hixson Development Partners, LLC and The Trust for Public Land for said easement.

ADOPTED: April 14, 2009

/add

EXHIBIT A

LEGAL DESCRIPTION OF EASEMENT AREA

15' Greenway Easement - Lot 2

Point Of Beginning Being The Southeast Corner Of Lot 1, Morning Pointe Of Hixson Subdivision, Plat Book 90, Page 25, Register's Office Of Hamilton County, Tennessee; Thence Westerly With Said Right Of Way Of Old Hixson Pike The Following Calls: South 72 Degrees 32 Minutes 32 Seconds West 11.32 Feet To A Point, South 71 Degrees 47 Minutes 28 Seconds West 7.46 Feet To A Point; Thence Leaving Said Right Of Way Of Old Hixson Pike North 54 Degrees 43 Minutes 03 Seconds West 778.73 Feet To A Point On The Property Line Of Lots 1 And 2, Morning Pointe Of Hixson Subdivision, Plat Book 90, Page 25, Register's Office Of Hamilton County, Tennessee Being The True Point Of Beginning; Thence North 54 Degrees 43 Minutes 03 Seconds West 660.42 Feet To The West Property Line Of Lot 2 Of Said Subdivision; Thence North 49 Degrees 08 Minutes 14 Seconds East 15.38 Feet To A Point On The South Property Line Of Lot 1, Hixson Middle School Subdivision, Plat Book 90, Page 10, Register's Office Of Hamilton County, Tennessee; Thence South 54 Degrees 43 Minutes 03 Seconds East 656.72 Feet To A Point On The Property Line Of Lots 1 And 2, Morning Pointe Of Hixson Subdivision, Plat Book 90, Page 25, Register's Office Of Hamilton County, Tennessee; Thence South 35 Degrees 16 Minutes 57 Seconds West 15.00 Feet To True Point Of Beginning. Containing 0.23 Acres More Or Less or 9,879 Square Feet. All As Shown On Survey By Hopkins Surveying Group, Drawing Number 2009-37-1, Sheet 2 Of 2, Dated February 24, 2009.

See easement drawings attached hereto and made a part of this **Exhibit "A"**.

PLAT BOOK NO. PAGE 43

STATE OF TENNESSEE,
DEED BOOK 337, PAGE 24
NORTH CHICKAMAUGI CREEK
HARRIS/TC
15.36'

LOT 2
MORNING POINTE OF HIXSON SUBDIVISION
PLAT BOOK 98, PAGE 23

T.P.O.B. LOT 2
GREENWAY
EASEMENT

LOT 1
HIXSON MIDDLE SCHOOL SUBDIVISION
PLAT BOOK 98, PAGE 10
HAMILTON COUNTY BOARD OF EDUCATION
DEED BOOK 7988, PAGE 438

LOT 1
MORNING POINTE OF HIXSON SUBDIVISION
PLAT BOOK 90, PAGE 23

15' GREENWAY EASEMENT
ALONG THE NORTH PROPERTY LINE OF LOTS 1 AND 2,
MORNING POINTE OF HIXSON SUBDIVISION, PLAT BOOK 90,
PAGE 23, R.O.H.C., DOWN TO THE CREEK, CITY OF CHATTANOOGA,
HAMILTON COUNTY, TENNESSEE
SCALE 1" = 200' DATE: FEBRUARY 24, 2009

354°43'01"E-895.77'
127°54' 128°09' 128°09'

S35°16'57"W-15'

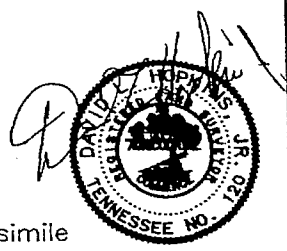
87°42' 87°42' 87°42' 87°42'
S54°43'01"E-780.01'
N64°43'05"W-778.75'

57°47'28"W-7.46'
S72°52'32"W-11.32'
P.O.B. GREENWAY EASEMENT
OLD HIXSON FENCE (R.O.C. MARKS)

NOTES: 1. The Survey Was Performed Under The Authority Of
T.C. 62-11-120, And
2. The Survey Is Not A General Property Survey As
Defined Under Rule 6820-3-06 (Signs And Markers)

HOPKINS SURVEYING GROUP

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