



Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP REVISION BASED ON FILL DETERMINATION DOCUMENT (REMOVAL)

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	TOWN OF COLLIERVILLE, SHELBY COUNTY, TENNESSEE	Parcel 6, Almadale Farms, as shown on plat, Document No. 02016088, recorded in Plat Book 196, Page 88, filed on January 25, 2002, by the Register of Deeds, Shelby County, Tennessee; the portion of land to be removed from the SFHA is more particularly described by the following metes and bounds:
	COMMUNITY NO.: 470263	
AFFECTED MAP PANEL	NUMBER: 47157C0240E	
	NAME: SHELBY COUNTY, TENNESSEE AND INCORPORATED AREAS	
	DATE: 12/02/1994	
FLOODING SOURCE: WOLF RIVER		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 35.099, -89.723 SOURCE OF LAT & LONG: PRECISION MAPPING STREETS 4.0 DATUM: NAD 83

DETERMINATION

LOT	BLOCK/SECTION	SUBDIVISION	STREET	OUTCOME WHAT IS REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NGVD 29)	LOWEST ADJACENT GRADE ELEVATION (NGVD 29)	LOWEST LOT ELEVATION (NGVD 29)
—	—	Almadale Farms P.D., Phase 12	—	Portion of Property	X (shaded)	—	—	—

Special Flood Hazard Area (SFHA) - The SFHA is an area that would be inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood).

ADDITIONAL CONSIDERATIONS (Please refer to the appropriate section on Attachment 1 for the additional considerations listed below.)

LEGAL PROPERTY DESCRIPTION PORTIONS REMAIN IN THE SFHA ANNEXATION

This document provides the Federal Emergency Management Agency's determination regarding a request for a Letter of Map Revision based on Fill for the property described above. Using the information submitted and the effective National Flood Insurance Program (NFIP) map, we have determined that the described portion(s) of the property(ies) is/are not located in the SFHA, an area inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood). This document revises the effective NFIP map to remove the subject property from the SFHA located on the effective NFIP map; therefore, the Federal mandatory flood insurance requirement does not apply. However, the lender has the option to continue the flood insurance requirement to protect its financial risk on the loan. A Preferred Risk Policy (PRP) is available for buildings located outside the SFHA. Information about the PRP and how one can apply is enclosed.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, P.O. Box 2210, Merrifield, VA 22116-2210. Additional information about the NFIP is available on our web site at <http://www.fema.gov/nfip/>.

Michael M. Grimm, Acting Chief
Hazard Study Branch
Federal Insurance and Mitigation Administration

Version 1.3.3

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ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

LEGAL PROPERTY DESCRIPTION (CONTINUED)

Commencing at an iron rebar found at the Southeasterly corner of Dogwood Creek Apartments, Phase 3 as shown by plat recorded in Plat Book 159, Page 55 in the Shelby County Register's Office, said rebar lying in the Northwesterly right of way of Wolf River Boulevard (144 feet wide);

Thence N 48°24'06" W a distance of 87.09 feet to the TRUE POINT OF BEGINNING; thence N 48°24'06" W a distance of 443.37 feet to a point; thence N 44°28'59" W a distance of 83.53 feet to a point; thence N 33°35'36" W a distance of 87.46 feet to a point; N 21°57'02" W a distance of 86.58 feet to a point; thence N 11°31'44" W a distance of 87.35 feet to a point; thence N 02°14'39" W a distance of 357.91 feet to a point; thence N 37°50'01" E a distance of 92.31 feet to a point; thence N 87°21'38" E a distance of 1022.57 feet to a point; thence S 79°00'08" E a distance of 186.47 feet to a point; thence S 50°24'14" E a distance of 191.98 feet to a point; thence S 22°45'50" E a distance of 375.80 feet to a point; thence along a curve to the left having a radius of 1457.00 feet a distance of 213.27 feet (chord: S 75°58'17" W - 213.08') to a point; thence along a curve to the left having a radius of 30.00 feet a distance of 45.98 feet (chord: N 27°52'02" E - 41.61') to a point; thence N 73°57'22" E a distance of 9.50 feet to a point; thence S 16°02'38" E a distance of 43.07 feet to a point; thence along a curve to the left having a radius of 25.00 feet a distance of 39.94 feet (chord: N 61°48'24" W - 35.82') to a point; thence along a curve to the left having a radius of 1547.00 feet a distance of 345.41 feet (chord: S 66°02'02" W - 344.69') to a point; thence along a curve to the right having a radius of 165.50 feet a distance of 79.55 feet (chord: N 73°35'40" E - 78.79') to a point; thence N 87°21'51" E a distance of 22.88 feet to a point; thence along a curve to the left having a radius of 25.00 feet a distance of 43.37 feet (chord: S 37°39'48" W - 38.13') to a point; thence along a curve to the left having a radius of 134.50 feet a distance of 56.70 feet (chord: S 24°06'50" E - 56.28') to a point; thence N 36°11'25" W a distance of 34.33 feet to a point; thence S 53°48'35" W a distance of 9.50 feet to a point; thence along a curve to the left having a radius of 30.00 feet a distance of 45.99 feet (chord: S 80°06'28" E - 41.62') to a point; thence along a curve to the left having a radius of 1475.00 feet a distance of 107.81 feet (chord: S 53°51'18" W - 107.78') to a point; thence along a curve to the left having a radius of 30.00 feet a distance of 46.04 feet (chord: N 07°46'21" E - 41.65') to a point; thence N 53°48'35" E a distance of 9.50 feet to a point; thence S 36°11'25" E a distance of 34.25 feet to a point; thence along a curve to the right having a radius of 165.50 feet a distance of 81.36 feet (chord: S 22°06'25" E - 80.54') to a point; thence along a curve to the left having a radius of 25.00 feet a distance of 36.92 feet (chord: N 50°19'47" W - 33.65') to a point; thence N 87°21'51" E a distance of 48.84 feet to a point; thence along a curve to the left having a radius of 25.00 feet a distance of 39.27 feet (chord: S 42°21'51" W - 35.36') to a point; thence along a curve to the right having a radius of 316.00 feet a distance of 248.76 feet (chord: N 19°54'59" E - 242.39') to a point; thence N 42°28'07" E a distance of 51.94 feet to a point; thence along a curve to the left having a radius of 25.00 feet a distance of 20.57 feet (chord: S 18°53'33" W - 20.00') to a point; thence along a curve to the right having a radius of 50.00 feet a distance of 109.00 feet (chord: N 57°46'00" E - 88.66') to a point; thence S 41°33'37" W a distance of 96.98 feet back to the TRUE POINT OF BEGINNING and containing 1,009,647.62 square feet or 23.178 acres.

PORTIONS OF THE PROPERTY REMAIN IN THE SFHA (This Additional Consideration applies to the preceding 1 Property.)

Portions of this property, but not the subject of the Determination/Comment document, may remain in the Special Flood Hazard Area. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State/Commonwealth, and local regulations for floodplain management.

ANNEXATION (This Additional Consideration applies to the preceding 1 Property.)

Although the subject of this determination is shown on the National Flood Insurance Program map as being located in a community other than the community indicated on the Determination/Comment Document, it has been annexed by the community referenced therein.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, P.O. Box 2210, Merrifield, VA 22116-2210. Additional information about the NFIP is available on our web site at <http://www.fema.gov/nfip/>.

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