

**ORDINANCE NO. 08-36**

**AN ORDINANCE TO AMEND THE MUNICIPAL ZONING ORDINANCE AND MUNICIPAL ZONING MAP BY THE RECLASSIFICATION OF THE PROPERTY OF SAM AND SHERRY HAY, LOCATED ON OLD KEDRON ROAD, EAST OF, SHOWN ON MAURY COUNTY TAX MAP 28, PARCEL 11.01 CONSISTING OF A TOTAL OF 87.05 ACRES MORE OR LESS, FROM R-1 (RESIDENTIAL LOW DENSITY) TO B-4 (CENTRAL BUSINESS DISTRICT)**

**BE IT ORDAINED BY THE BOARD OF MAYOR AND ALDERMEN OF THE CITY OF SPRING HILL, TENNESSEE:**

That the Spring Hill Municipal Zoning Ordinance, Ordinance No. 08-36, and the municipal zoning map of the City of Spring Hill, as the same have been previously amended, are hereby further amended by the reclassification of the property of Sam and Sherry Hay, located on Old Kedron Road, east of, and as shown on Maury County Tax Map 28, Parcel 11.01 consisting of a total of 87.05 acres, more or less from R-1 (Residential Low Density) to B-4 (Central Business District).

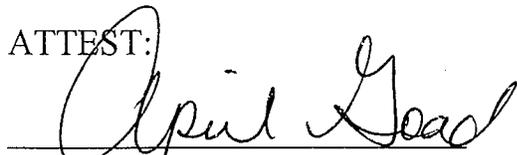
This Ordinance shall take effect from and after its adoption, the Public welfare requiring it.

Passed and adopted by the Board of Mayor and Aldermen of the City of Spring Hill, Tennessee, on the 15<sup>th</sup> day of September, 2008.

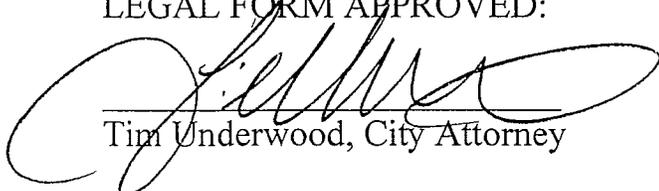


Danny M. Leverette, Mayor

ATTEST:

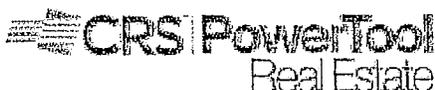
  
April Goad, City Recorder

LEGAL FORM APPROVED:

  
Tim Underwood, City Attorney

Passed on 1<sup>st</sup> reading August 18, 2008

Passed on 2<sup>nd</sup> reading September 15, 2008



# Property Repo

Sunday, June 22, 2008

E Of Old Kedron Rd, Spring Hi  
Maury County, TN parcel# 028 0

## Property Report

### Location

**Property Address** | E Of Old Kedron Rd  
Spring Hill, TN

**Subdivision**

**County** | Maury County, TN

### Current Owner

**Name** | Hay S Hutson Jr Etux Sherry Busby

**Mailing Address** | 2224 Briarcliff Rd Se  
Huntsville, AL 35801-1305

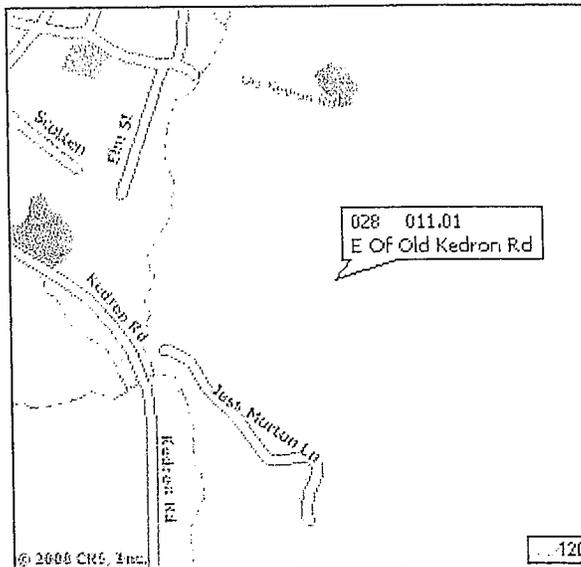
### Property Summary

**Property Type** | Forest

**Land Use** | Household Unit

**Improvement Type**

**Total Square Feet** | 0 sf



### General Parcel Information

**Parcel/Tax ID** | 028 011.01

**Special Int** | 000

**Alternate Parcel ID**

**Account Number**

**District/Ward** | 03

**Census Tract/Block**

### Sales History through 05/29/2008

Date	Amount	Buyer/Owners	Buyer/Owners 2	Instrument	Quality	Book/Page or Docun
07/01/1993	\$130,575	Hay S Hutson Jr Etux		Family Sale Or Will Book	Disqualified	1200/521
08/01/1985		Hay Sam H Sr				735/78

### Tax Assessment

Appraisals	Amount	Taxes	Amount	Jurisdiction	Rate
Tax Year	2007	City Taxes	\$0	Spring Hill	\$.
Appraised Land	\$57,400	County Taxes	\$358.75	Maury	\$2.
Appraised Improvements	\$0	Total Taxes	\$358.75		
Total Tax Appraisal	\$57,400	Exempt Amount			
Total Assessment	\$14,350	Exempt Reason			

### Mortgage History

No mortgages were found for this parcel.

### Property Characteristics: Building

No Buildings were found for this parcel.

### Property Characteristics: Extra Features

No extra features were found for this parcel.

Property Characteristics: Lot

Land Use	Household Unit
Lot Dimensions	
Acreage	87.05
Block/Lot	
Latitude/Longitude	35.743422°/-86.918686°

Type	Land Use	Units	Tax Assessor Value
Rotation	46	49.00	\$107,800.00
Woodland 2	Personal Services	38.05	\$41,900.00

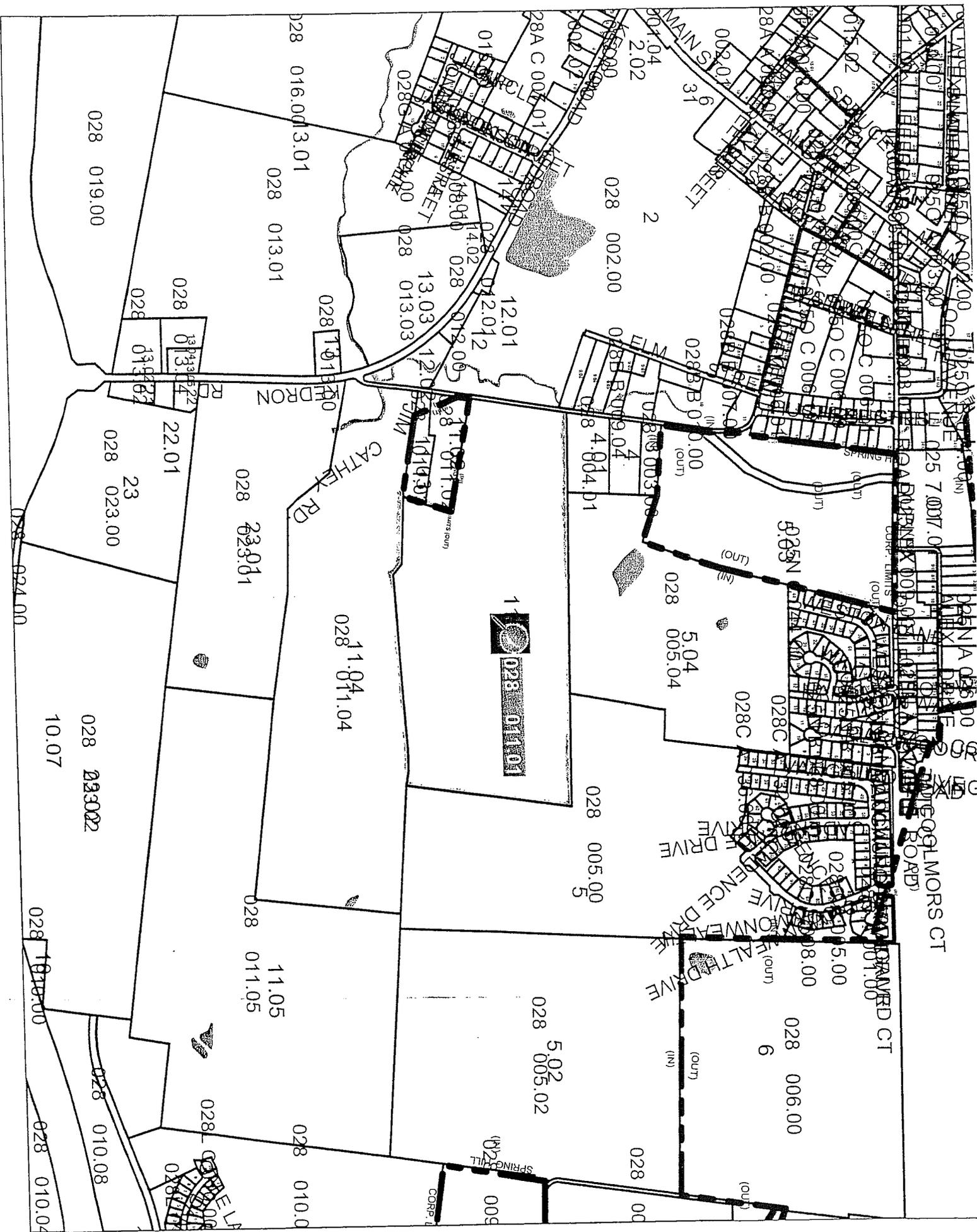
Property Characteristics: Utilities/Area

Gas Source	None	Road Type	Paved
Electric Source	Public	Topography	Level
Water Source	Individual	District Trend	Static
Sewer Source	Individual	Special School District 1	0
Zoning Code		Special School District 2	0
Owner Type	Private		

Legal Description

Subdivision		Plat Book/Page
Block/Lot		Description:
District/Ward	03	

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Public Hearing at  
Spring Hill City Hall

Planning Commission  
5:30 p.m. 11 AUG 08

Board of Mayor & Alderman  
7:00 p.m. 15 SEPT 08

Proposal to be Considered

Rezone 87.05 Acres

From R-1 To B-4

(931) 486-2252 ext. 288