



FOUNDATION ANCHOR SOLUTIONS  
1890# 3780# HOLD DOWN LOAD (ADHESIVE SOLUTION)  
• HTS WITH 5/8" ANCHOR BOLT (ADHESIVE SOLUTION)  
• HDG-S052.5 WITH 5/8" ANCHOR BOLT (ADHESIVE SOLUTION)

"BRICK"  
2220 TOTAL HEATED AREA  
2454 TOTAL UNDER ROOF  
"FRAME"  
SQUARE FOOTAGE  
1117 HEATED DOWN  
1103 HEATED UP  
244 FRONT & REAR PORCHES  
2330 TOTAL HEATED AREA  
2583 TOTAL UNDER ROOF

GENERAL NOTICE

- \*To minimize excessive moisture and mold condition, provide an approved vapor barrier under footings, slabs, and floor joists at ground level. Use an exterior sheathing with a sufficient perm rating on all outside walls. Properly design and size HVAC system and include a 10% fresh air intake.
- \*All "non" load bearing walls supported by wood floor joist systems to have at least one floor joist centered under and parallel to them.
- \*All load bearing walls supported by wood floor joist systems to have multiple joists or beams centered under and parallel to them sized by Certified Building Designer or Registered Engineer.
- \*All valleys in roofs to be supported midway to load bearing walls below.
- \*All standard, minimum code connection and fastening practices are to be adhered to by qualified foundation, framing, drywall, trim, and masonry contractors.
- \*If this home plan shows a door or window opening closer than 4'-0" to any exterior corner and a full 4' plywood sheathing cannot be placed within 8' of corner, use approved manufactured wall panel such as Simpson Strong Wall or equal.
- \*Dryer vents to run horizontally within the walls for a maximum distance of 25'. Every 90 degree turn reduces the maximum length by 5' unless approved sweep connection is used.
- \*If building on disturbed soil, building pad area to be compacted to within 95% of solid, undisturbed soil conditions.
- \*Provide & locate smoke detectors in hallways adjacent to bedrooms & in every bedroom.
- \*All window sizes shown are nominal sizes only. Verify nominal sizes with window supply company of choice for comparable sizes and supply framer with rough opening sizes.

NOTE  
MIN. 42" BETWEEN EACH HOLD DOWN

NOTE  
HOME IS TO BE CONTINUOUSLY SHEATHED PER METHOD 3 PER 2012 IRC

NOTE  
BRACED WALL PANELS SHOWN ARE MANDATORY LOCATIONS. THE REMAINING STRUCTURE SHALL BE CONTINUOUSLY SHEATHED PER IRC 2012 CODE & MEMPHIS-SHELBY COUNTY ORDINANCE 442. (SEE DETAIL SHEET)

INTERIOR STRUCTURAL GIPSON BOARD WALL & ANCHORS (SEE DETAIL SHEET)

PROVIDE & LOCATE SMOKE DETECTORS IN HALLWAYS ADJACENT TO BEDROOMS & IN EVERY BEDROOM

NOTE  
9'-0" HIGH CEILINGS DOWN 9'-0" HIGH CEILINGS UP EXCEPT WHERE NOTED OTHERWISE ON PLAN

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Note to General Contractor and fellow Sub-contractors: Sullivan and Associates does everything in our power to provide innovative, accurate, and efficient home plans for our customers. Our designs are checked and re-checked to eliminate costly mistakes in the field. In the event that an error or omission is discovered, stop work and notify us immediately to resolve the problem. If we are notified promptly, most oversights can be resolved quickly and economically. However, should work continue and we are not notified, accumulative expenses will occur and we shall not take financial responsibility for them.

DESIGNED FOR: MERIDIAN PROPERTIES  
SPOTTSWOOD  
PLAN NO. 1172-1159-254-F

BUILDERS  
PLAN  
SERVICE

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