

**BLOUNT COUNTY HEALTH DEPARTMENT**

Approval is hereby granted for lot(s) \_\_\_\_\_ defined as,

being suitable for subsurface sewage disposal (SSD) with the listed attached restrictions.

Prior to any construction of a structure, mobile or permanent, the plans for the exact house/structure location must be approved and a SSD system permit issued by the Division of Environmental Health. Water taps, water lines, underground utilities and driveways should be located at the side property lines unless otherwise noted. Any cutting, filling, or alterations of the soil conditions may void this approval."

Director, Environmental Health \_\_\_\_\_ Date \_\_\_\_\_  
Blount County Health Department

The owner and/or developer of any lot, in developing the lot into building, whether primary structure or accessory structure, or conducting any development or use that will disturb soils on the lot, shall reserve and maintain area sufficient for primary, secondary (and tertiary when applicable) septic field lines appropriate to the size and use of buildings and other development or activities. The Blount County Environmental Health Department should be consulted prior to any construction to determine appropriate area to be reserved undisturbed for septic field use.

In accordance with the policies of the Tennessee Department of Environmental and Conservation, the Blount County Health Department has not evaluated the existing subsurface sewage disposal system (SSD) on the property represented by this plat. In approving this plat for recordation, the Blount County Environmental Health Department makes no representation as to the performance of the existing SSD system, or its future operation.

Lots: \_\_\_\_\_ are approved for standard individual subsurface sewage disposal system serving a maximum of \_\_\_\_\_ bedrooms.

House size location and design will determine the actual number of bedrooms for which a permit may be issued.

The shaded areas on Lots \_\_\_\_\_ are reserved for field line use only. Any disturbances in these areas may void the approval.

**CERTIFICATION OF THE APPROVAL OF ROADS**

This subdivision lies along an existing public County road. The improvements related to streets have been installed according to County specifications; and according to the specifications of the Blount County Planning Commission's Subdivision Regulations, except as noted hereon; or proper provisions have been made for their installation.

DATE \_\_\_\_\_ 20\_\_\_\_

COUNTY HIGHWAY SUPERINTENDENT \_\_\_\_\_

**CERTIFICATION OF OWNERSHIP AND DEDICATION**

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all rights-of-way, streets, alleys, walks, easements, parks, and other open spaces to public or private use as noted.

DATE \_\_\_\_\_

GAIL HUFFSTETLER

HOWARD HUFFSTETLER (DECEASED)

This is to certify that I have consulted the Federal Insurance Administration's Flood Hazard Boundary Maps and found that this property is not located within a special flood hazard area as shown on the Flood Insurance Rate Map Community Panel 47009C0250C, dated 09/19/2007.

Gregory D. Stroud TN RLS #1865

DATE \_\_\_\_\_ SECRETARY PLANNING COMMISSION

**GRAPHIC SCALE**



( IN FEET )  
1 inch = 100 ft.

**GNSS SURVEY NOTE:**  
THIS SURVEY WAS PERFORMED USING CARLSON BRX7 DUAL FREQUENCY RECEIVERS. POSITIONAL ACCURACY DOES NOT EXCEED 0.05 FEET HORIZONTAL. ALL BEARINGS SHOWN ARE REFERENCED TO THE NORTH AMERICAN DATUM 1983 (NAD 83), TENNESSEE STATE PLANE COORDINATE SYSTEM, ZONE 4100.

**CERTIFICATION OF THE APPROVAL OF UTILITIES (WATER)**  
I hereby certify that the water improvements have been installed in an acceptable manner and according to the specifications of the Blount County Subdivision Regulations, except as noted hereon; or proper provisions have been made for their installation.

DATE \_\_\_\_\_ 20\_\_\_\_

SIGNATURE \_\_\_\_\_

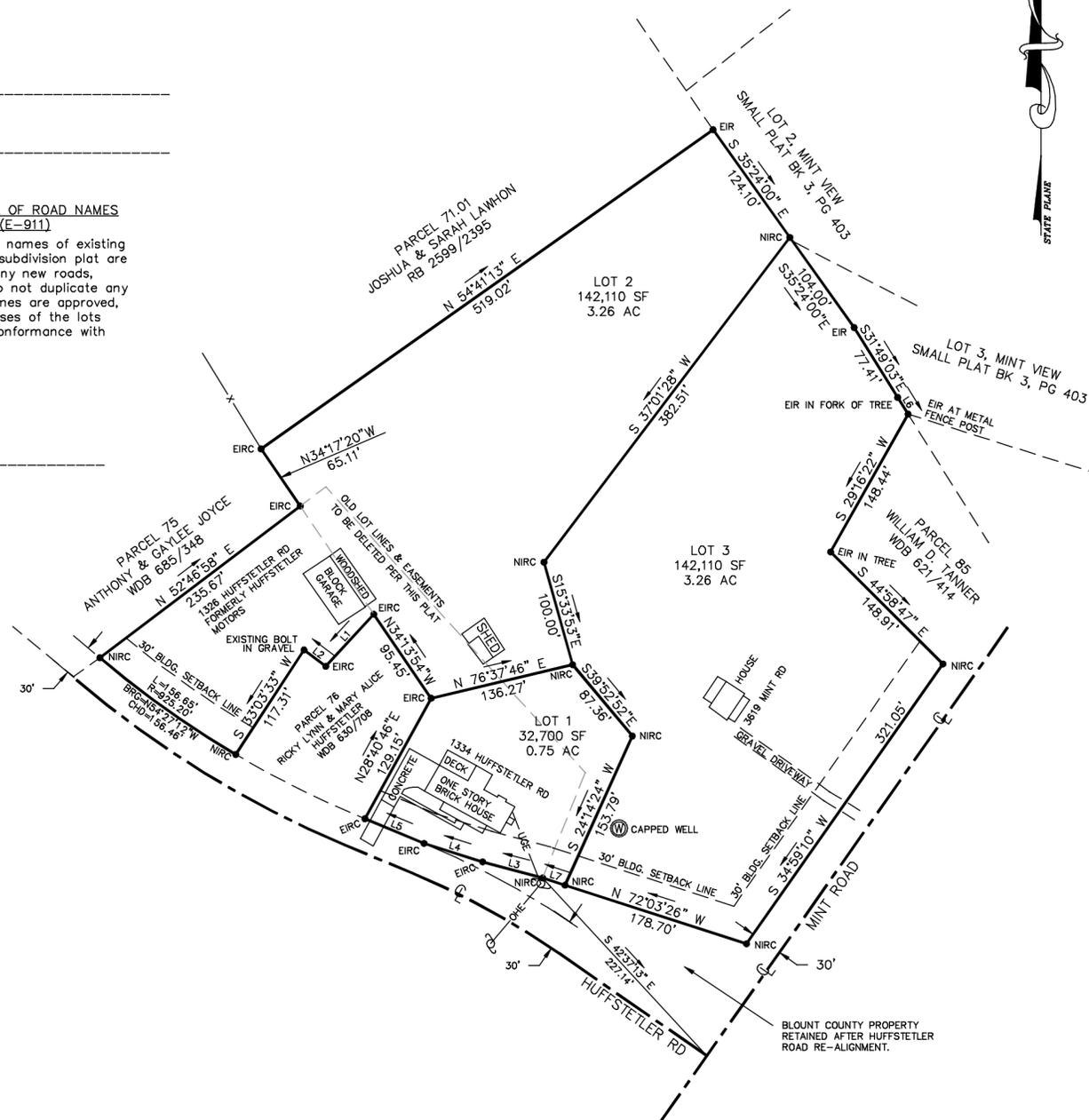
POSITION \_\_\_\_\_

**CERTIFICATION OF APPROVAL OF ROAD NAMES AND PROPERTY ADDRESSES (E-911)**

I hereby certify that (1) the names of existing public roads shown on this subdivision plat are correct, (2) the names of any new roads, whether public or private, do not duplicate any existing names and said names are approved, and (3) the property addresses of the lots shown on this plat are in conformance with the E-911 System.

DATE \_\_\_\_\_ 20\_\_\_\_

SIGNATURE \_\_\_\_\_



**SPECIAL NOTE:**  
THE BUILDINGS OR STRUCTURES AS SHOWN ON THIS PLAT ENCROACH ACROSS THE MINIMUM BUILDING SETBACK LINE AS ESTABLISHED BY THE PLANNING COMMISSION REGULATIONS. THESE NONCONFORMING STRUCTURES ARE HEREBY PERMITTED AND APPROVED BY THE BLOUNT COUNTY PLANNING COMMISSION, BUT IF THESE STRUCTURES ARE SUBSTANTIALLY DESTROYED, RECONSTRUCTION MUST COMPLY WITH THE MINIMUM BUILDING SETBACK LINE AS SHOWN.

**CERTIFICATE OF ACCURACY**

I hereby certify that the plan shown hereon is a true and correct survey to the accuracy required by the Blount County Planning Commission and that the monuments have been placed as shown hereon to the specifications of the Blount County Sub-division Regulations.

DATE \_\_\_\_\_ 20\_\_\_\_

Gregory D. Stroud TN RLS #1865

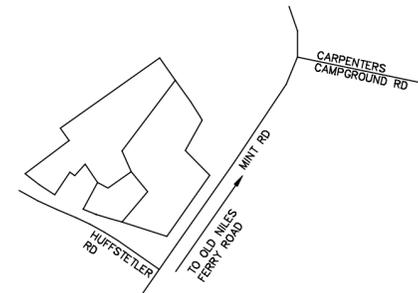


I hereby certify that this is a category I survey and the ratio of precision of the unadjusted survey is 1:10,000+ as shown hereon.

Gregory D. Stroud  
Tenn. Reg. No. 1865

SURVEY FOR:  
DAVID HUFFSTETLER  
3619 MINT ROAD  
MARYVILLE, TN 37803  
865-556-0351

REFERENCES:  
PARCEL 76.01  
GAIL HUFFSTETLER  
1334 HUFFSTETLER ROAD  
MARYVILLE, TN 37803  
RB 2492/2086, WDB 630/438  
WDB 439/818, MISC 180/224



VICINITY MAP (NOT TO SCALE)

**STANDARD NOTES:**

- 1- PARCEL MAY BE SUBJECT TO RESTRICTIONS, CONDITIONS, PLANNING COMMISSION REGULATIONS, ZONING ORDINANCES, RIGHTS OF WAY, EASEMENTS, BUILDING SETBACK REQUIREMENTS, ETC. OTHER THAN THOSE SHOWN. ONLY THOSE FEATURES CLEARLY EVIDENT UPON THE SURFACE OF THE GROUND OR NOTED IN THE DEED REFERENCED HEREON ARE SHOWN AND OTHERS MAY APPLY. FOR MORE COMPLETE PROTECTION A TITLE ATTORNEY SHOULD BE CONSULTED AND TITLE INSURANCE OBTAINED.
- 2- THIS SURVEY IS A STATEMENT OF MY PROFESSIONAL OPINION AND IS, TO THE BEST OF MY KNOWLEDGE AND BELIEF, ACCURATE AS OF THE DATE NOTED HEREON BUT NO FURTHER WARRANTIES ARE MADE.
- 3- SURVEY IS AS OF DATE NOTED AND WILL NOT REFLECT ANY MATTERS ARISING AFTER SAID DATE. AN UPDATE OF THIS SURVEY MAY BE ADVISABLE DEPENDENT UPON THE ELAPSED PERIOD OF TIME TO PROPOSED USE.
- 4- SURVEY HAS BEEN PERFORMED TO MEET THE REQUIREMENTS OF ITS INTENDED USE NOTED BELOW AND MAY NOT BE SUITABLE FOR OTHER USES. SAID SUITABILITY SHOULD BE DETERMINED PRIOR TO RELIANCE UPON IT FOR PURPOSES OTHER THAN INTENDED.
- 5- PURPOSE OF SURVEY:
  - TRANSFER OF OWNERSHIP.
  - XXX SUBDIVISION.
  - TITLE INSURANCE.
  - FENCING.
  - CONSTRUCTION.
  - OTHER:
- 6- SETBACKS PER BLOUNT COUNTY ZONING
- 7- ZONING CLASSIFICATION IS S - SUBURBANIZING

LINE TABLE		
LINE	LENGTH	BEARING
L1	66.53	S42°36'50"W
L2	25.51	N52°44'14"W
L3	58.28	N74°54'08"W
L4	57.59	N72°27'06"W
L5	59.99	N67°18'39"W
L6	18.42	S31°53'21"E
L7	21.96	N72°03'26"W

3 LOT SUBDIVISION OF THE  
GAIL HUFFSTETLER PROPERTY  
HUFFSTETLER AND MINT ROAD  
MARYVILLE, TN  
7.27 TOTAL ACRES

CLT 091, PARCEL 76.01 & 071.00  
DISTRICT 7, BLOUNT COUNTY, TN  
DATE: MARCH 1, 2026; SCALE: 1"=100'  
DRAWING REFERENCE: 1226-B091-07100

**STROUD SURVEYING SERVICES**  
GREGORY D. STROUD  
1912 SCENIC DRIVE  
MARYVILLE, TN 37803  
865-661-8089  
PROJECT NO. 5490-B