

CERTIFICATE OF APPROVAL FOR RECORDING:

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR THE BLOUNT COUNTY PLANNING REGION, WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, AS NOTED IN THE MINUTES OF THE PLANNING COMMISSION, AND THAT IT HAS BEEN APPROVED BY THAT BODY FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER.

DATE _____ 20____ SECRETARY, PLANNING COMMISSION

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 _____ 20____

OWNER(S) TERRY O PATTON

CERTIFICATE OF ACCURACY
I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED 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 SUBDIVISION REGULATIONS.

DATE _____ 20____

REGISTERED SURVEYOR

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 ELECTRICAL UTILITY SERVICE

THE PROPERTY SHOWN ON THIS SUBDIVISION PLAT IS WITHIN THE SERVICE AREA OF THE _____

THE FOLLOWING CONDITION(S) APPLY:
LOTS _____ ARE SERVED BY EXISTING POWERLINES; OR
LOTS _____ ARE/WILL BE SERVED BY NEW POWERLINES AS PER AGREEMENT BETWEEN OWNER OF SUBDIVISION PROPERTY AND UTILITY.

NOTE: IN ANY OF THE ABOVE INSTANCES, EXTENSION OF THE SERVICE CONNECTION IS THE RESPONSIBILITY OF THE INDIVIDUAL LOT OWNER, IN ACCORDANCE WITH THE ESTABLISHED POLICIES OF THE UTILITY COMPANY.

DATE _____

SIGNATURE _____

TITLE _____

CERTIFICATE OF APPROVAL OF ROAD NAMES AND PROPERTY NUMBERS 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 NUMBERS OF THE LOTS SHOWN ON THIS PLAT ARE IN CONFORMANCE WITH THE E-911 SYSTEM.

DATE _____ 2026

E-911 AUTHORITY _____

THIS IS TO CERTIFY THAT I HAVE REFERRED TO THE NATIONAL FLOOD INSURANCE PROGRAM MAP NUMBER 47123C0205D DATED 2/2/2010 FOR BLOUNT COUNTY, TENNESSEE AND INCORPORATED AREAS AND FOUND THAT THIS PROPERTY IS LOCATED WITHIN ZONE "X" WHICH ARE AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL FLOOD RISK.

BY _____

BLOUNT COUNTY HEALTH DEPARTMENT

Approval is hereby granted for lot(s) 1-4 defined as The Patton Property Lanier Dr., Blount County Tennessee, as being suitable for subsurface sewage disposal (SSD) with the listed or attached restrictions.

Prior to any construction of a structure, mobile, or permanent, the plans for the exact house/structure location must be approved and an 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 alteration of the soil conditions may void this approval.

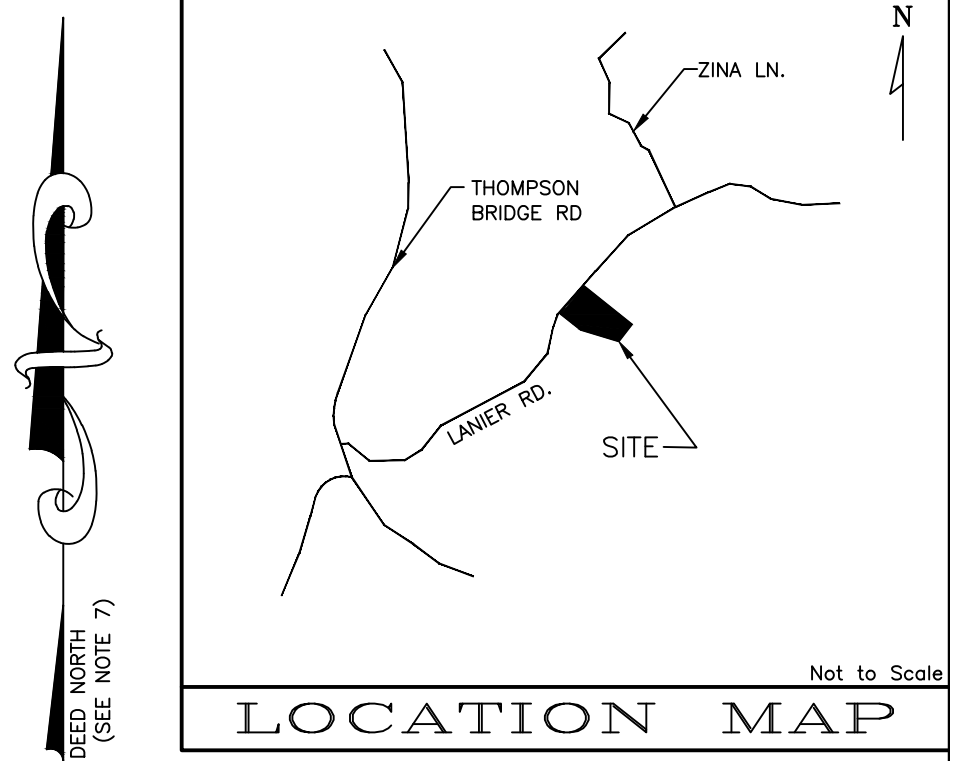
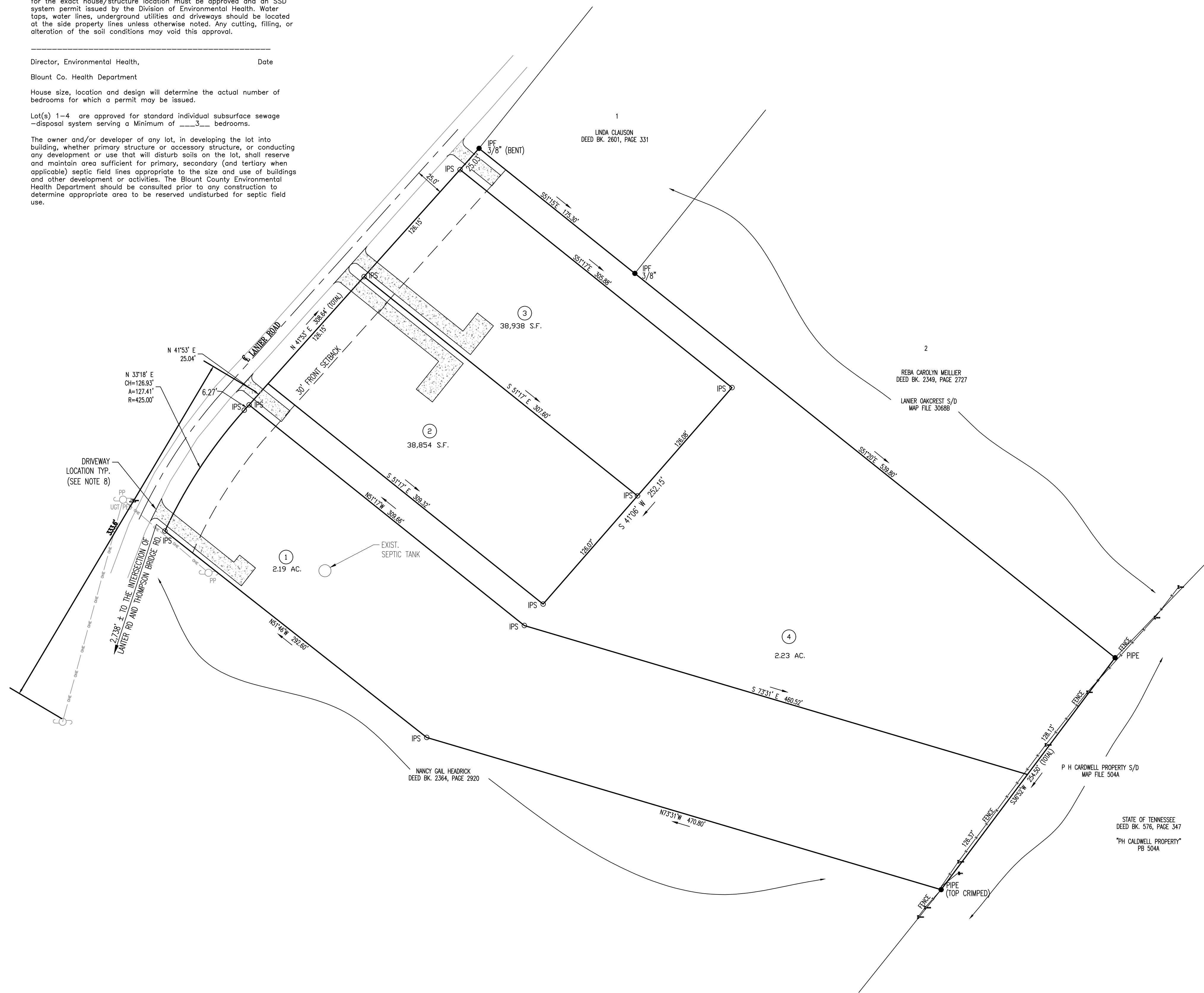
Director, Environmental Health, _____ Date _____

Blount Co. Health Department

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

Lot(s) 1-4 are approved for standard individual subsurface sewage disposal system serving a Minimum of _____ bedrooms.

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.



- NOTES:
1. IRON PINS FOUND (IPF) SHOWN ON PLAT. ALL OTHERS SET BY BHN&P, UNLESS NOTED OTHERWISE ON PLAT.
2. THIS PROPERTY IS ZONED R-1. ALL SETBACK PER BLOUNT COUNTY ZONING.
3. THIS PROPERTY CONTAINS 6.46 ACRES SUBDIVIDED INTO 4 LOTS.
4. NO TITLE REPORT WAS FURNISHED IN PREPARATION OF THIS SURVEY. EASEMENTS AND OTHER ENCUMBRANCES NOT LISTED IN THE BASE DEED MAY AFFECT THIS PROPERTY.
5. THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED. THE SURVEYOR HAS NOT PHYSICALLY LOCATED ALL UNDERGROUND UTILITIES.
6. THE REQUIRED UTILITY AND DRAINAGE EASEMENT SHALL BE TEN (10) FEET IN WIDTH INSIDE ALL EXTERIOR LOT LINES ADJOINING STREETS AND PRIVATE RIGHTS-OF-WAY (INCLUDING JOINT PERMANENT EASEMENTS). EASEMENTS OF FIVE (5) FEET IN WIDTH SHALL BE PROVIDED ALONG BOTH SIDES OF ALL INTERIOR LOT LINES AND ON THE INSIDE OF ALL OTHER EXTERIOR LOT LINES.
7. QUALITY OF NORTH IS BASED ON GLOBAL POSITIONING SYSTEM DATA COLLECTED IN REAL TIME USING THE TENNESSEE GEODETIC REFERENCE NETWORK, AN ORDER B GEODETIC ACCURACY, RELATIVE TO THE NATIONAL GEODETIC SURVEY NAD83(2011). DISTANCES HAVE NOT BEEN REDUCED TO GRID.
8. DRIVEWAYS ACCESS FOR LOTS 1-4 TO BE LOCATED AT HATCHED AREAS SHOWN ONLY. NO OTHER DRIVEWAY ACCESS FOR LOTS 1-4 PER THIS PLAT.



CERTIFICATION OF CATEGORY AND ACCURACY OF SURVEY:
For boundary aspects of this survey, RTK GPS positional data was observed on 8-29-25 utilizing a Carlson Brix 7 GNSS Receiver. The grid coordinated of the Fixed Station(s) shown were derived using a VRS network of CORS stations referenced to NAD 83 (2011)(Epoch 2010) Geoid 18. Positional accuracy of the GPS vectors does not exceed: H 0.05, V 0.10 combined grid factor: 0.99994965 centered on TN15 as shown hereon.
I hereby certify that this is a Category IV survey and the ratio of precision of the unadjusted survey is not less than 1:10,000 as shown hereon and that said survey was prepared in compliance with the current edition of the Rules of Tennessee State Board of Examiners for Land Surveyors - Standards of Practice.

FINAL PLAT FOR PATTON PROPERTY LANIER DR
TAX MAP 122, PARCEL 084.02
BLOUNT COUNTY TENNESSEE
SCALE: 1" = 50' 4/15/2026
50 25 0 50 100

BATSON, HIMES, NORVELL & POE
REGISTERED ENGINEERS & LAND SURVEYORS
4334 PAPERMILL DRIVE
KNOXVILLE, TENNESSEE 37909
PHONE (865) 588-6472
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25541-FP

REFERENCE DEED: DEED BK 2364, PG 2916