

SINCE 1979

**STERLING**  
ENGINEERING, INC.

**LAND SURVEYING  
CIVIL ENGINEERING  
CONSULTING  
LAND PLANNING**

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MARYVILLE, TENNESSEE  
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LOTS 1-9

PRELIMINARY SUBDIVISION PLAT

**HUNTER RIDGE**

DISCO LOOP RD, FRIENDSVILLE, TN 37737



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SHEET

**PS**

DESIGNED:

DRAWN: **CEG**

CHECKED: **CMR**

DATE: **5/30/23**

SCALE: **1" = 100'**

DRAWING: **4523H-PS**

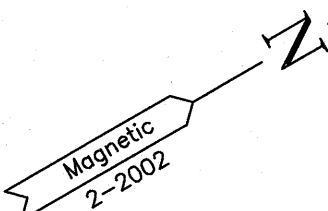
PROJECT NO:

**SEI#4523**

| CURVE TABLE |         |          |        |             |         |
|-------------|---------|----------|--------|-------------|---------|
| No.         | Len.    | Radius   | Delta  | Bearing     | Chord   |
| C1          | 160.54' | 325.00'  | 28°18' | N20°48'04"E | 158.91' |
| C2          | 135.84' | 275.00'  | 28°18' | S20°48'04"W | 134.46' |
| C3          | 45.68'  | 100.00'  | 26°10' | N35°48'29"E | 45.28'  |
| C4          | 153.61' | 1394.90' | 6°19'  | N52°02'53"E | 153.54' |
| C5          | 108.77' | 195.00'  | 31°57' | N71°24'56"E | 107.36' |

| LINE TABLE |             |         |
|------------|-------------|---------|
| No.        | Bearing     | Len.    |
| L1         | N39°31'57"W | 148.77' |
| L2         | N37°04'07"W | 21.73'  |
| L3         | N37°58'18"E | 107.29' |
| L4         | N37°04'07"W | 141.87' |
| L5         | N34°57'07"E | 137.45' |
| L6         | N6°39'00"E  | 57.83'  |
| L7         | N37°04'07"W | 152.02' |
| L8         | N33°53'05"W | 15.23'  |
| L9         | S48°44'42"E | 93.06'  |
| L10        | S4°46'22"W  | 30.55'  |
| L11        | S34°57'07"W | 121.23' |
| L12        | S6°39'00"W  | 160.90' |
| L13        | N33°53'05"W | 158.34' |
| L14        | S48°44'42"E | 93.06'  |
| L15        | N22°43'22"E | 170.00' |
| L16        | N22°43'22"E | 140.00' |
| L17        | N22°43'22"E | 142.00' |
| L18        | N22°43'22"E | 34.05'  |
| L19        | N55°26'11"E | 81.87'  |
| L20        | N55°26'11"E | 135.93' |
| L21        | N87°23'40"E | 10.64'  |
| L22        | S4°34'48"W  | 167.78' |
| L23        | N85°25'12"W | 27.71'  |
| L24        | S4°34'48"W  | 20.00'  |
| L25        | S85°25'12"E | 27.71'  |
| L26        | S4°34'48"W  | 120.27' |
| L27        | N37°04'07"W | 52.57'  |

LOCATION MAP  
NOT TO SCALE



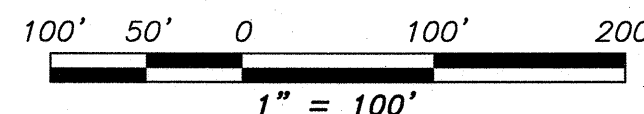
REMAINING LANDS OF  
EQUESTRIAN PROPERTIES GP  
RB 2673 PG 2414  
(GREATER THAN 5 Ac.)

**SURVEYOR'S NOTES:**

- 1/2" new iron rods will be set at all internal lot corners.
- Drainage and utility easements shall be 5 feet on each side of all interior lot lines (except under buildings) and 10 feet on the inside of all exterior lot lines and street rights of way, unless otherwise noted. There shall also be easements 5 feet on each side of all as-built utility lines. Common areas shall carry a 10 foot wide perimeter Drainage and Utility Easement.
- Front Building setback shall be 30 feet from all street rights-of-way, unless otherwise noted in restrictions. All other Setbacks shall be in accordance with the Zoning Ordinances.
- No Instruments of Record reflecting easements, rights of way, and/or ownership were furnished to the Surveyor, except as shown hereon. The Surveyor has made no attempt to access the public records for any easements. Subject to any easements, regulations or restrictions in effect at the time of this survey. No title opinion is expressed or implied.
- The Surveyor has made no attempt to locate underground utilities, underground foundations, underground encroachments or underground improvements, except as shown hereon. Actual location of all underground utilities should be verified through Tennessee 1 Call (1-800-351-1111) or the utility provider prior to any excavation or construction.
- This property is not located in a flood zone according to FEMA Flood Insurance Rate Map 47009C0094C, dated September 19, 2007.
- Topographic contours shown hereon derived from State of Tennessee LIDAR data. Elevations shown hereon are based on the NAVD 1988.

**LEGEND:**

EIR EXISTING IRON ROD  
NIR NEW IRON ROD  
A= ARC LENGTH  
R= RADIUS  
D= CENTRAL ANGLE (DELTA)  
B= CHORD BEARING  
C= CHORD LENGTH  
Ac. ACRES  
SF SQUARE FEET  
WDB WARRANTY DEED BOOK  
RB RECORD BOOK  
PG PAGE  
TYP TYPICAL  
R/W RIGHT-OF-WAY  
C CENTERLINE  
PP POWER POLE (PP)  
BOUNDARY LINE  
ROAD RIGHT-OF-WAY LINE  
BUILDING SETBACK LINE  
ROAD CENTERLINE  
EDGE OF ROAD  
FENCE LINE  
EXISTING INTERMEDIATE CONTOUR  
EXISTING INDEX CONTOUR



**SURVEYOR'S CERTIFICATION:**

I hereby certify that this is a Category 1 survey, the ratio of precision of the unadjusted survey is 1: 213,804, or greater as shown hereon, and this survey was done in compliance with current Tennessee Minimum Standards of Practice.

*[Signature]*  
Tennessee R.L.S. # 1929

**6.12.23**  
Date

6-12-23 - CEG - Re-configured lots

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