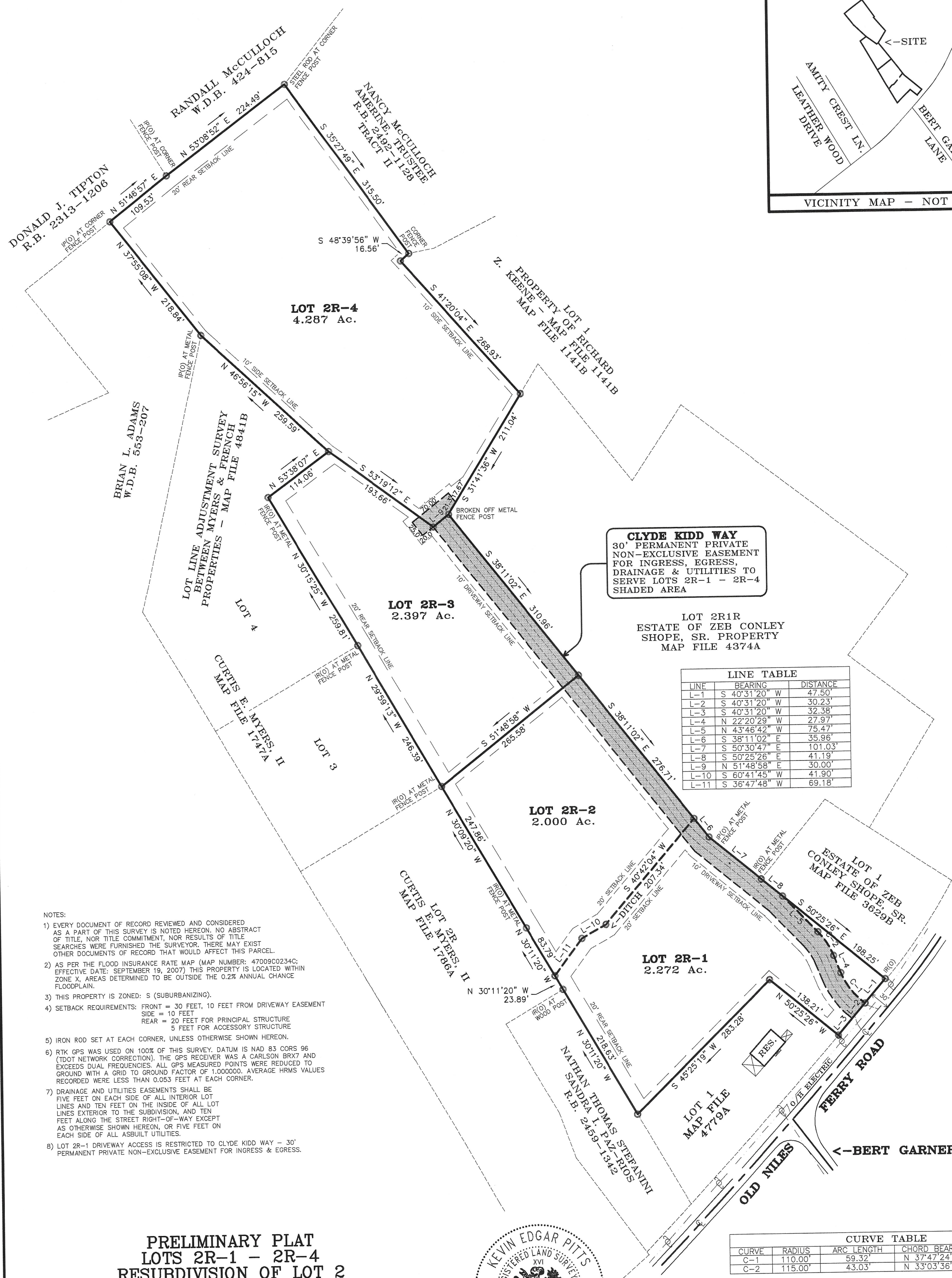
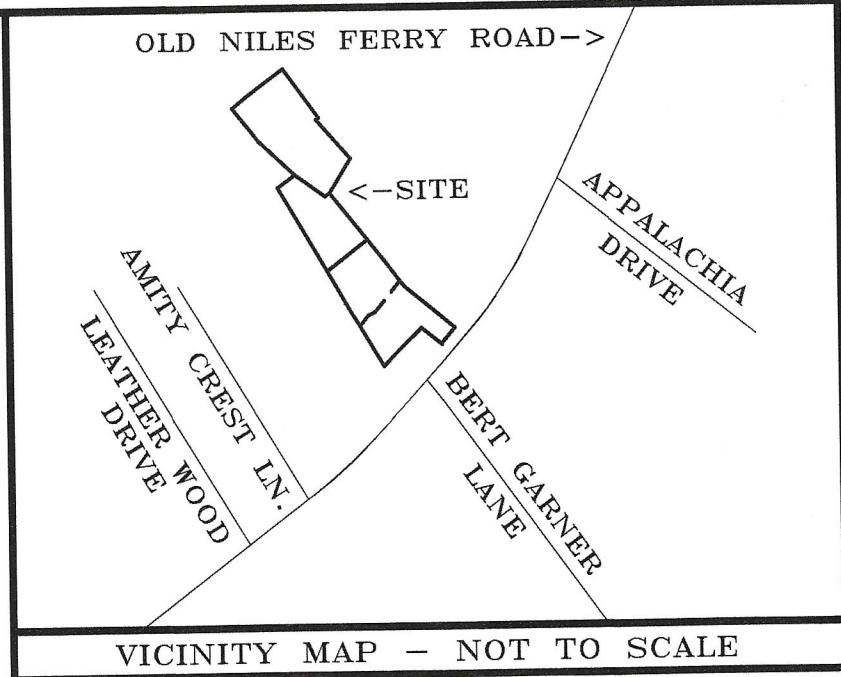




CLYDE KIDD WAY
30' PERMANENT PRIVATE
NON-EXCLUSIVE EASEMENT
FOR INGRESS, EGRESS,
DRAINAGE & UTILITIES TO
SERVE LOTS 2R-1 - 2R-4
SHADED AREA

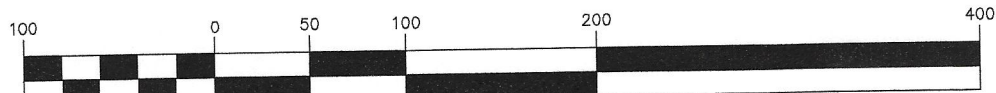
LINE TABLE		
LINE	BEARING	DISTANCE
L-1	S 40°31'20" W	47.50'
L-2	S 40°31'20" W	30.23'
L-3	S 40°31'20" W	32.38'
L-4	N 22°20'29" W	27.97'
L-5	N 43°46'42" W	75.47'
L-6	S 38°11'02" E	35.96'
L-7	S 50°30'47" E	101.03'
L-8	S 50°25'26" E	41.19'
L-9	N 51°48'58" E	30.00'
L-10	S 60°41'45" W	41.90'
L-11	S 36°47'48" W	69.18'

- NOTES:
- 1) EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. NO ABSTRACT OF TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
 - 2) AS PER THE FLOOD INSURANCE RATE MAP (MAP NUMBER: 47008C0234C; EFFECTIVE DATE: SEPTEMBER 19, 2007) THIS PROPERTY IS LOCATED WITHIN ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
 - 3) THIS PROPERTY IS ZONED: S (SUBURBANIZING).
 - 4) SETBACK REQUIREMENTS: FRONT = 30 FEET, 10 FEET FROM DRIVEWAY EASEMENT
SIDE = 10 FEET
REAR = 20 FEET FOR PRINCIPAL STRUCTURE
5 FEET FOR ACCESSORY STRUCTURE
 - 5) IRON ROD SET AT EACH CORNER, UNLESS OTHERWISE SHOWN HEREON.
 - 6) RTK GPS WAS USED ON 100% OF THIS SURVEY. DATUM IS NAD 83 CORRS 96 (TODOT NETWORK CORRECTION). THE GPS RECEIVER WAS A CARLSON BRX7 AND EXCEEDS DUAL FREQUENCIES. ALL GPS MEASURED POINTS WERE REDUCED TO GROUND WITH A GRID TO GROUND FACTOR OF 1.000000. AVERAGE HRMS VALUES RECORDED WERE LESS THAN 0.053 FEET AT EACH CORNER.
 - 7) DRAINAGE AND UTILITIES EASEMENTS SHALL BE FIVE FEET ON EACH SIDE OF ALL INTERIOR LOT LINES AND TEN FEET ON THE INSIDE OF ALL LOT LINES EXTERIOR TO THE SUBDIVISION, AND TEN FEET ALONG THE STREET RIGHT-OF-WAY EXCEPT AS OTHERWISE SHOWN HEREON, OR FIVE FEET ON EACH SIDE OF ALL ASBUILT UTILITIES.
 - 8) LOT 2R-1 DRIVEWAY ACCESS IS RESTRICTED TO CLYDE KIDD WAY - 30' PERMANENT PRIVATE NON-EXCLUSIVE EASEMENT FOR INGRESS & EGRESS.

PRELIMINARY PLAT
LOTS 2R-1 - 2R-4
RESUBDIVISION OF LOT 2
CLYDE W. KIDD ESTATE PROPERTY
DISTRICT 6, BLOUNT COUNTY, TENNESSEE
REF.: R.B. 2828-315 & MAP FILE 4801B - FRENCH
OWNER: KENNETH E. FRENCH
2623 OLD NILES FERRY ROAD
MARYVILLE, TN. 37803
GRAPHIC SCALE



CURVE TABLE				
CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C-1	110.00'	59.32'	N 37°47'24" W	58.60'
C-2	115.00'	43.03'	N 33°03'36" W	42.78'



CERTIFICATE

I HEREBY CERTIFY THAT I AM A SURVEYOR LICENSED TO DO SURVEYING UNDER THE LAWS OF THE STATE OF TENNESSEE. THAT I HAVE SURVEYED THE HEREON DESCRIBED PROPERTY, THAT THIS PLAT CORRECTLY DEPICTS THE RESULTS OF SAID SURVEY, THAT SAME IS TRUE AND CORRECT TO THE BEST OF MY INFORMATION, KNOWLEDGE, AND BELIEF, AND THAT THE SURVEY MEETS CATEGORY IV ACCURACY SPECIFICATIONS, THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS 1: 10,000+ OR LESS THAN 1/10 OF A FOOT PER CORNER ON SMALL LOTS.

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.

BLOUNT SURVEYS, INC.
KEVIN EDGAR PITTS, RLS NO. 2324
1710 W. LAMAR ALEXANDER PARKWAY
MARYVILLE, TENNESSEE 37801
PHONE (865) 983-8484

LEGEND
IRCD = OLD IRON ROD (FOUND)
IPCD = OLD IRON PIPE (FOUND)
IRND = NEW IRON ROD (SET)
M.B.S.L. = MINIMUM BUILDING SETBACK LINE

TAX MAP 079
PARCEL 022.03
PART OF 021.00
DATE: 06-25-26
DRAWN BY: KP
FIELD WORK BY: BC
MAP CHECK BY: 12939
SHEET: 1 OF 1
SCALE: 1"=100'