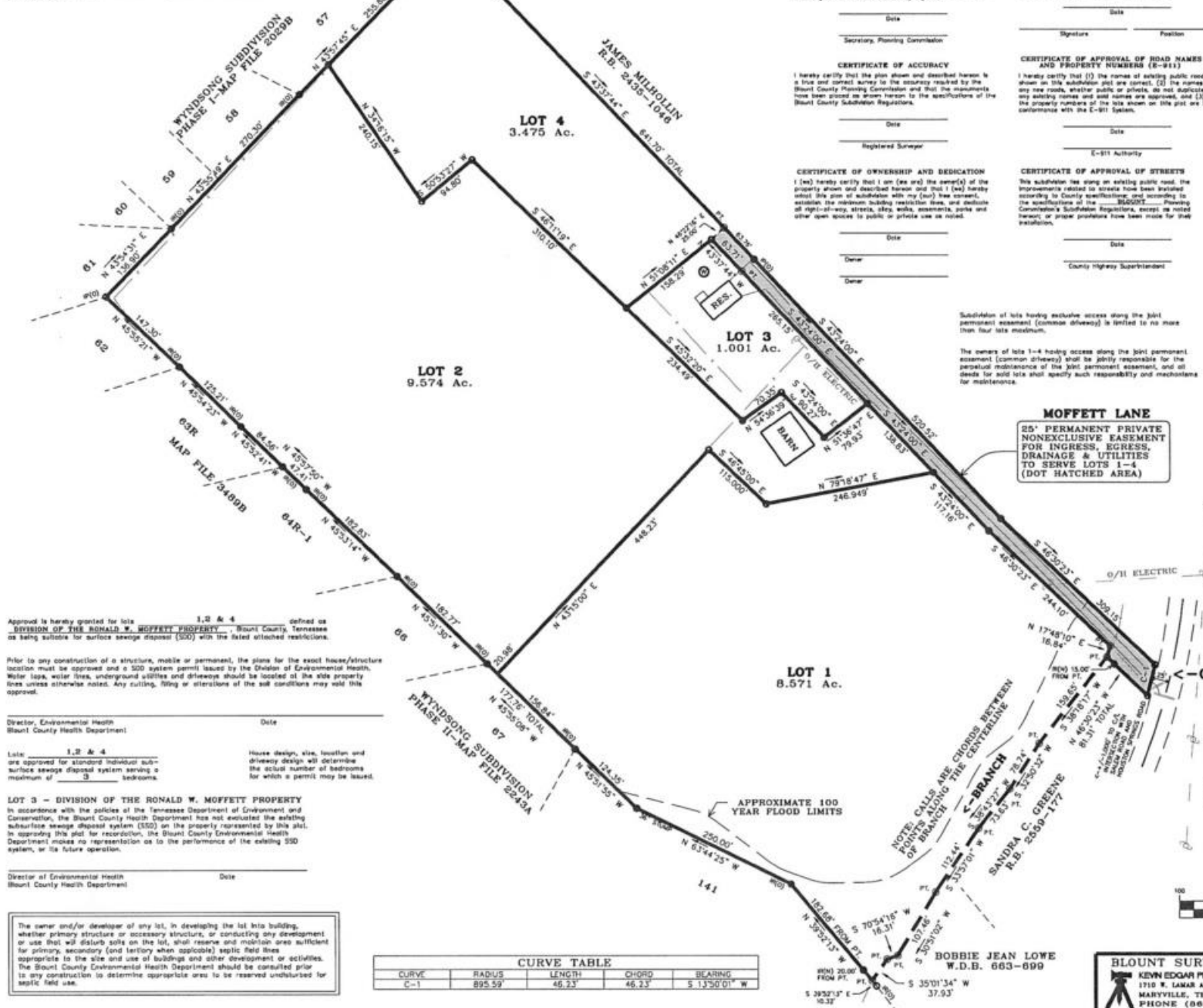


CERTIFICATE
I HEREBY CERTIFY THAT I AM A SURVEYOR LICENSED TO DO SURVEYING UNDER THE LAWS OF THE STATE OF TENNESSEE, THAT I HAVE SURVEYED THE HEREIN DESCRIBED PROPERTY, THAT THIS PLAT CORRECTLY REFLECTS THE RESULTS OF SAID SURVEY, THAT SAME IS TRUE AND CORRECT TO THE BEST OF MY INFORMATION, KNOWLEDGE, AND BELIEF, AND THAT THE SURVEY MEETS CATEGORY 1 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.



CERTIFICATE OF APPROVAL FOR RECORDING
I hereby certify that the subdivision plat shown herein has been found to comply with the subdivision regulations for the Blount County Planning Commission, with the exception of such corrections, 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 _____
Secretary, Planning Commission

CERTIFICATE OF ACCURACY
I hereby certify that the plan shown and described herein is a true and correct survey to the accuracy required by the Blount County Planning Commission and that the measurements have been placed on shown herein to the specifications of the Blount County Subdivision Regulations.

Date _____
Registered Surveyor

CERTIFICATE OF OWNERSHIP AND DEDICATION
I (we) hereby certify that I (we) (as we) the owner(s) of the property shown and described herein and that I (we) hereby submit this plat of subdivision with my (our) free consent, execution the minimum building restriction lines, and dedicate all right-of-way, streets, alleys, walks, easements, parks and other open space to public or private use as noted.

Date _____
Owner _____
Owner _____

CERTIFICATE OF THE APPROVAL OF UTILITIES
I hereby certify that the improvements have been installed in an accurate manner and according to the specifications of the Blount County Subdivision Regulations, except as noted herein or proper provisions have been made for their installation.

Date _____
Signature _____
Position _____

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 _____
E-911 Authority _____

CERTIFICATE OF APPROVAL OF STREETS
This subdivision lies along an existing public road, the improvements related to streets have been included in the County subdivision, and according to the specifications of the _____ Planning Commission Subdivision Regulations, except as noted herein, or proper provisions have been made for their installation.

Date _____
County Highway Superintendent _____

Subdivision of lots having exclusive access along the joint permanent easement (common driveway) is limited to no more than four lots maximum.

The owners of lots 1-4 having access along the joint permanent easement (common driveway) shall be jointly responsible for the perpetual maintenance of the joint permanent easement, and all deeds for said lots shall specify such responsibility and mechanism for maintenance.

MOFFETT LANE
25' PERMANENT PRIVATE NONEXCLUSIVE EASEMENT FOR INGRESS, EGRESS, DRAINAGE & UTILITIES TO SERVE LOTS 1-4 (DOT HATCHED AREA)

- NOTES:**
- 1) EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. NO ABSTRACT OF TITLE, HIGH TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THIS PARCEL.
 - 2) 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 EXTENDING TO THE SUBDIVISION, AND TEN FEET ALONG THE STREET RIGHT-OF-WAY EXCEPT AS OTHERWISE SHOWN HEREON. ON FIVE FEET ON EACH SIDE OF ALL ADJACENT UTILITIES.
 - 3) THIS PROPERTY IS ZONED: R-1 (RURAL DISTRICT 1).
 - 4) SETBACK REQUIREMENTS: FRONT = 30 FEET
SIDE = 10 FEET
REAR = 20 FEET FOR PRINCIPAL STRUCTURE
5 FEET FOR ACCESSORY STRUCTURE
 - 5) HIGH ROAD SET AT EACH CORNER, UNLESS OTHERWISE SHOWN HEREON.
 - 6) AS PER THE FLOOD INSURANCE RATE MAP (MAP NUMBER: 4700000200) EFFECTIVE DATE: SEPTEMBER 18, 2007, A PORTION OF THIS PROPERTY IS WITHIN THE 100 YEAR FLOOD LIMITS (ZONE A), AS SHOWN HEREON.

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.
☐ Lots _____ are/will be served by new powerlines as per agreement between owner of subdivision property and utility.

Date _____
Signature _____
Title _____

DIVISION OF THE RONALD W. MOFFETT PROPERTY
DISTRICT 2, BLOUNT COUNTY, TENNESSEE
REF.: W.D.B. 516-20
TOTAL AREA = 22.621 Ac.
OWNERS: RONALD W. & SANDRA MOFFETT
4720 SALEM ROAD
GREENBACK, TN 37742
GRAPHIC SCALE



BLOUNT SURVEYS, INC.		LEGEND		TAX MAP	DATE
KEVIN EDGAR FITTS, PLS. NO. 2524		RED = 0.5 INCH BOUND	1" = 100'	89	01-04-21
1710 W. LAMAR ALEXANDER PARKWAY		PINK = 0.5 INCH PIPE FOUND	1" = 100'	GROUP	
MARYVILLE, TENNESSEE 37801		IRON = NEW BOUND	1" = 100'	PARCEL	2
PHONE (865) 983-0484		BLACK = EXISTING BOUND	1" = 100'	MAP CHECK	12/25/24

Approval is hereby granted for lots 1, 2 & 4 defined as **DIVISION OF THE RONALD W. MOFFETT PROPERTY** Blount County, Tennessee as being suitable for surface 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 lines, water lines, underground utilities and driveways should be located at the site property lines unless otherwise noted. Any cutting, filling or alterations of the soil conditions may void this approval.

Director, Environmental Health
Blount County Health Department

Date _____

Later _____ 1, 2 & 4 _____
are approved for standard individual sub-surface sewage disposal system serving a maximum of _____ bedrooms.
House design, size, location and driveway design will determine the actual number of bedrooms for which a permit may be issued.

LOT 3 - DIVISION OF THE RONALD W. MOFFETT PROPERTY
In accordance with the policies of the Tennessee Department of Environment 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 recording, the Blount County Environmental Health Department makes no representation as to the performance of the existing SSD system, or its future operation.

Director of Environmental Health
Blount County Health Department

Date _____

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 site 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.