

I (we) hereby certify that we are the owner(s) of the property shown and described herein and that we hereby accept this plan of subdivision with my (our) free consent, establish the minimum building restriction laws and dedicate all streets, alleys, walkways and other open space to public or private use as noted.

date 08-02-2024 WR Cons. & Ed.
By _____
Name _____

I hereby certify that the street, when depicted on this plat, have been approved.

Date: 7.23.24 J. A. Cull
FBI Director

I humbly certify that this staff has never taken part in any way, with the exception

regulations for the 'A's of Foodstuffs' with the number of such variables, if
which are noted. All negative results are recorded in an appropriate safety
position in order to avoid confusion. This job is performed by recording in the
office of the course, again.

Date: _____
SECRETARY SWEETWATER REGIONAL
PLANNING COMMISSION

1000

herby certify that the private water supply and/or sewage disposal system or systems installed or proposed for installation, fully meet the requirements of the Tennessee "Burd Department of Environment and Conservation and are hereby approved as shown.

7/23/24

honestly certify that the streets and related facilities

Installed in an acceptable manner according to Sweetwater street specifications or
that an acceptable security arrangement has been made with the planning
commission to assure completion of all required improvements in case of default.

7/25/24

I hereby certify that the devices _____ have been installed in acceptable manner according to specifications or that an acceptable security arrangement has been made with the planning commission to assure completion of all required movements in case of default.

1/23/24

Reg/Survey Does Not Require
Planning Committee Approval
Van Lophell 7/25/24

1 THE SURVEY WAS DONE IN COMPLIANCE WITH THE STATE OF TENNESSEE
2 MINIMUM STANDARDS OF PRACTICE.
3 DEED REFERENCE: DEED BOOK 447 PAGE 581
4 PLAT REFERENCE: PLAT CAC 10 PAGE 23
5 WATER & SEWER BY S U B.
6 PROPERTY IS ZONED R 3 HIGH DENSITY DOWNTOWN RESIDENTIAL

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. 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. VERY EXACT SIZE AND LOCATION AND DEPTH OF ALL UNDERGROUND UTILITIES WITH THE PROPER LOCAL AUTHORITIES BEFORE EXCAVATION OR CONSTRUCTION.

FOR CONTROL ASPECTS OF THIS SURVEY, RTK GPS POSITIONAL DATA WAS OBSERVED ON THE DATE OF 31-7-2023 UTILIZING A TOPCON REPER GA DUAL FREQUENCY RECEIVER. THE GRC (COORDINATES OF THE FIXED STATIONS) SHOWN WERE (RETRIEVED) USING A 384 NETWORK OF TDOO CODED STATIONS REFERENCED TO NAD 83 (2011), (EPOCH 20 00), GRS05+28.

POSITIONAL ACCURACY OF THE GPS VECTORS DOES NOT EXCEED $\pm 0.03'$ VALUE.

FISCAL PORTFOLIO

HEALTHY BATH #14780

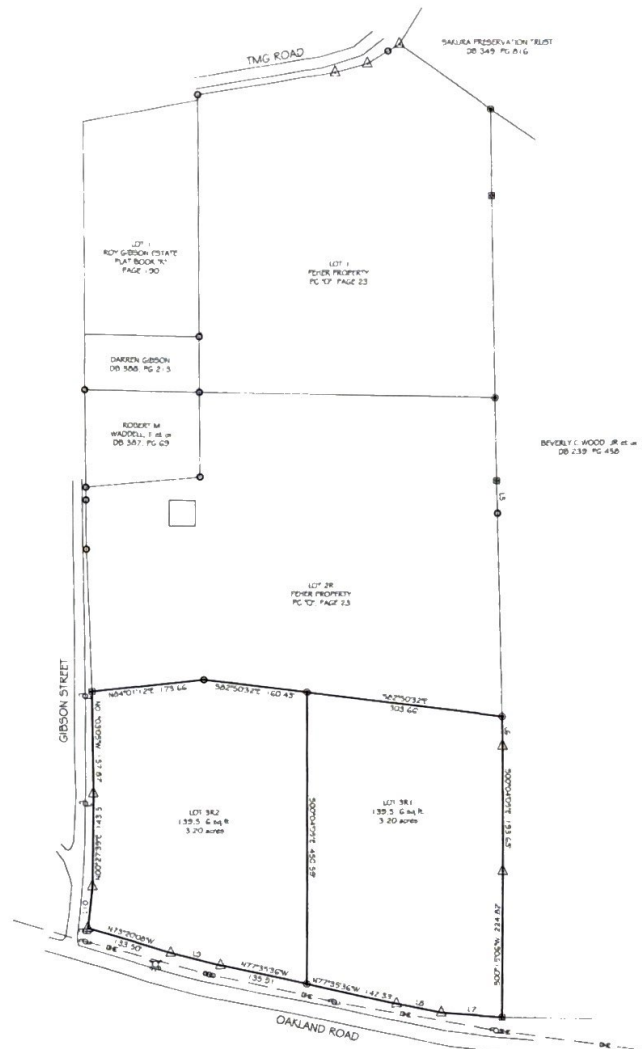
09/26/2024 09:16:39 AM

	AMOUNT
WELLS FARGO	0.00
WELLS FARGO TAX	0.00
WELLS FARGO	0.00
RECOVERING PEA	15.00
DP FEE	2.00
REGISTRATION FEE	8.00
TOTAL AMOUNT	25.00

STATE OF KENTUCKY, BRANSON COUNTY

KIMBERLY ESTES BIVENS

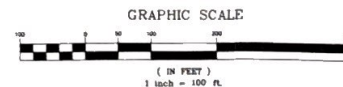
OWNER
DAN PETER &
CORINA PETER, TRUSTEES
10518 W ALBERT LN
PEORIA AZ 85302



LINE TABLE		
LINE	BEARING	LENGTH
16	S0° 07' 04.5"E	43.66
17	N05° 44.4' W	93.45
18	N 10° 30' 17" W	70.9
19	N75° 46.52" W	78.97
110	N05° 46.24"E	64.57

WATER LINE _____ W _____
OVERHEAD ELECTRIC LINE _____ OE _____
STORM SEWER LINE _____ ST _____
CENTERLINE _____

- 1/2" IRON ROD FOUND
- UTILITY POLE
- DROP INLET
- STORM DRAIN MANHOLE
- GAS VALVE
- WATER METER
- WATER VALVE
- FIRE HYDRANT
- LIGHT POLE
- 5/8" IRON ROD SET WITH CAP TENDRIGREYSSA



THE BOUNDARY SHOWN HEREON WAS PERFORMED UNDER MY BEST KNOWLEDGE BY THE METHOD OF RANDOM WALKS. THE UNADJUSTED MATHEMATICAL DISTANCE OF CLOSURE OF THE "TRAVELER" WAS - 47.333. THE BEARINGS AND DISTANCES SHOWN HEREON HAVE NOT BEEN ADJUSTED FOR CLOSURE. I HAVE CONSULTED THE NATIONAL INSURANCE ADMINISTRATION FLOOD HAZARD SURVEY MAP NO. 47-2300-22 DATED FEBRUARY 3, 1982. THE BOUNDARY SHOWN HEREON IS NOT A FLOOD HAZARD ZONE, BUT IS A SPECIAL FLOOD HAZARD AREA. THIS SURVEY AND PLAT MEET OR EXCEEDS THE MINIMUM STANDARDS OF A CATEGORY 1 SURVEY. THE BASIS OF THE BEARINGS SHOWN HEREON IS GRID NORTH. THIS SURVEY IS REFERENCED TO THE TRIANGULATION SYSTEM OF THE UNITED STATES. THE SCALE FACTOR WAS NOT APPLIED TO THE COORDINATES FOR THIS SURVEY.


DANIEL F. HUMPHREYS P.L.S.
JANUARY 1, 2024

I hereby certify that the plan shown and described herein is a true and correct copy to the accuracy required by the Subdivision Planning Commission and the monuments have been placed in proper position to the specifications of Subdivision Regulations.

Date 7/11/2024

DRAWN BY:	DPH	DATE:	7/14/2024
CHECKED BY:	DPH	FILE	2023050

REVISIONS

PLAT

Resubdivision of Lot 3

Fehér Property

Oakland Road, Gibson Street & TMG Road
1st Civil District, Monroe County, Sweetwater, Tennessee
CLT Map 023B, Group "A", Parcels 031.00, 031.01, 032.00 & 032.01

BEGINNING POINT



234 LADD RIDGE ROAD
KINGSTON, TN 37763
PH. (865) 696-4613