

CERTIFICATE OF OWNERSHIP AND GENERAL DEDICATION
THIS IS TO CERTIFY THAT THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON, HEREBY ADOPT THIS SUBDIVISION PLAT AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS OR OTHER PUBLIC WAYS AND OPEN SPACE TO PUBLIC OR PRIVATE USE AS NOTED. DATE:

OWNER:
OWNER:

LEGEND
● IP Iron Pin
(F) Found
(S) Set
● POB Point of Beginning
● PP Electric Pole
SP SERVICE POLE

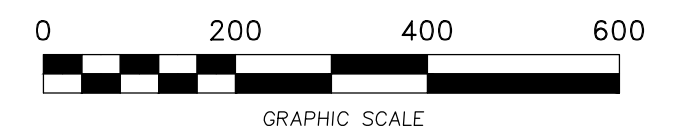
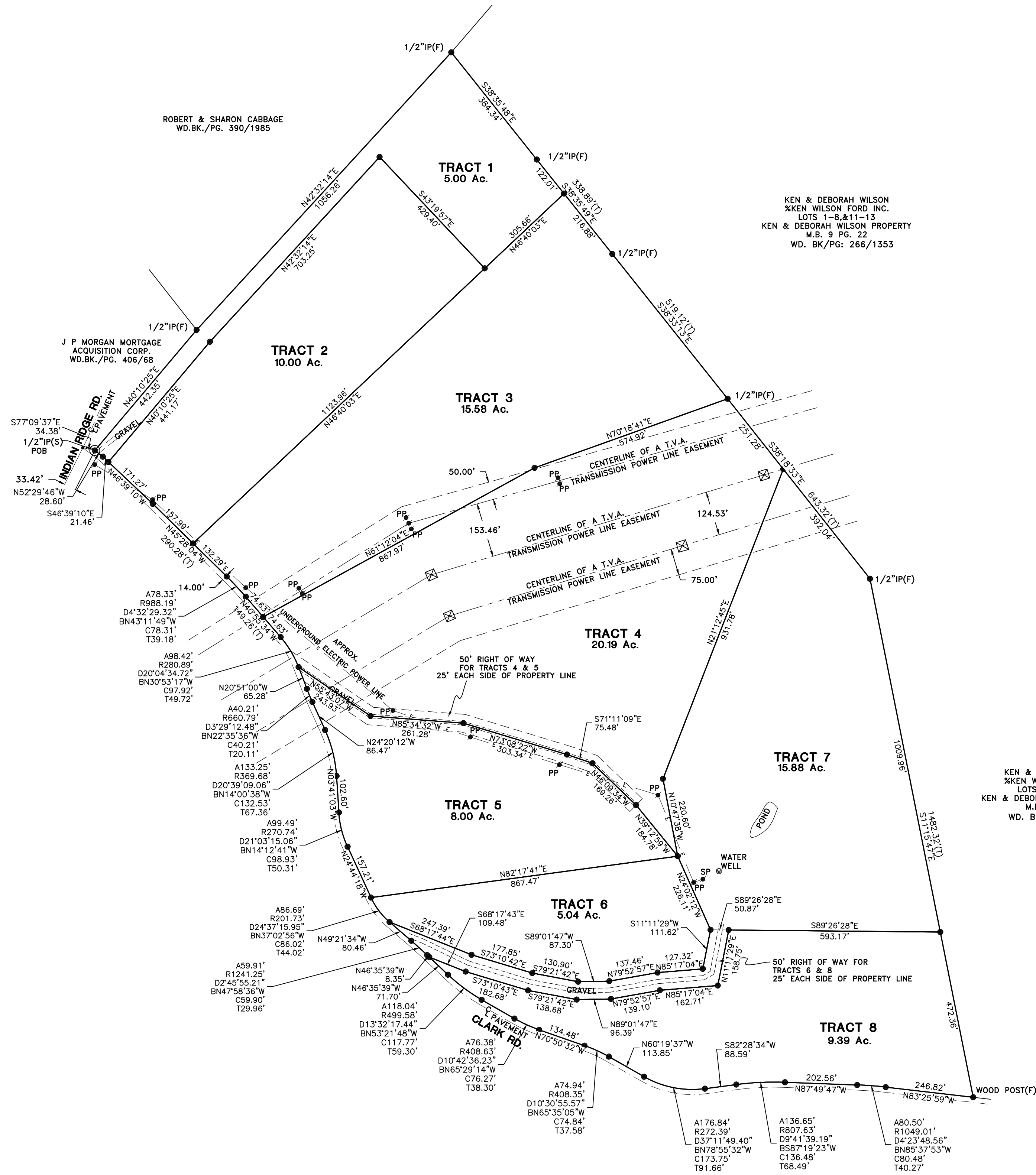
NOTES:
NEW 1/2" IRON PINS SET ON ALL CORNERS UNLESS OTHERWISE NOTED.

UTILITY & DRAINAGE EASEMENTS:
10' EACH SIDE OF ALL LINES.

PROPERTY CONSISTS OF EIGHT TRACTS WITH A TOTAL AREA OF 89.08 ACRES.

CLIENT:
GLEN GLAFENHEIN
2099 THUNDERHEAD RD., STE. 204
KNOXVILLE, TN. 37922
865-363-4321

In. State Grid



SURVEY FOR:
SOMERSET FARMS

Located within the 3rd district of GRAINGER county, Tennessee within the city of _____

SUBDIVISION: _____
Tax Map/Group/Parcel# 081/-/046.00 Deed Ref. Bk/Pg: 357/1928

Bearing Base: In. State Grid

FLOOD CERTIFICATION
This is to certify that I have examined the federal insurance administration flood hazard map and found the described property IS NOT located within a special flood hazard area.

CERTIFICATE OF ACCURACY AND PRECISION
I hereby certify that this is a category IV survey and the ratio of precision of the unadjusted survey is 1:15,000 or greater as shown hereon and that this survey was performed in compliance with current Tennessee Minimum Standards of Practice.

Part or All of this survey was performed using a CARLSON BRX7 MULTIFREQUENCY RECEIVER.
Positional accuracy: 10mm+1ppm horizontal, 15mm+1ppm vertical.
Type of GPS field procedure: Real Time Kinematic Network
Datum/EPOCH: Horizontal-NA83, Vertical-NA80
Fixed-control used: TDDT GNSS Reference Network
Elev. Model: 2011
Combined or other errors: none applied



CERTIFICATION OF APPROVAL FOR RECORDING
I CERTIFY THAT THIS PLAT HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REQUIREMENTS FOR THE PLANNING REGION, WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, WHICH ARE NOTED. ALL IMPROVEMENTS HAVE BEEN INSTALLED, OR AN ACCEPTABLE SURETY POSTED IN ORDER TO ASSURE COMPLETION. THIS LOT IS APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER. DATE: _____

SECRETARY, REGIONAL PLANNING COMMISSION

EXEMPT CERTIFICATION
I CERTIFY THAT THIS PLAT QUALIFIES UNDER THE PROVISIONS OF SECTION 13-7-401 OF THE TENNESSEE CODE ANNOTATED AND IS EXEMPT FROM THE REQUIREMENTS OF THE COUNTY MINIMUM SUBDIVISION REGULATIONS, BECAUSE ALL RESULTANT TRACTS ARE FIVE (5) FIVE ACRES OR GREATER IN SIZE.

EDDY R. GARRETT, RLS#1544
DATED: JANUARY 9th, 2023

CERTIFICATION OF ACCURACY
I CERTIFY THAT THE PLAT DESCRIBED HEREON, IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE REGIONAL PLANNING COMMISSION AND THAT MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON, TO THE SPECIFICATIONS OF THE REGIONAL PLANNING COMMISSION.

9th DAY OF JANUARY 2023
EDDY R. GARRETT, TENNESSEE CERTIFICATE NO. 1544

GARRETT ASSOCIATES
EDDY R. GARRETT, RLS#1544
4839 SHADY RD., STAMBERY PLAINS, TN 37871
PHONE: (865)-933-5622 FAX: (865)-933-1277
EMAIL: GARRETT1544@GMAIL.COM

LAND SURVEYORS
DATE: 1/9/2023
REVISIONS: _____
DRAWN BY: GAB TDH

SCALE: 1" = 200'
DRAWING NO. 23-005