

**CERTIFICATE OF OWNERSHIP AND DEDICATION**

I (we) hereby certify that I am (we are) the owner of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, and parks as shown to the public or private use noted. I (we) further acknowledge that any change to this subdivision constitutes a re-subdivision and requires the approval of the Planning Commission.

11-16-12 *Grady E. Taylor*  
Date Signed Owner's Signature  
11-16-12 *David M. Rose*  
Date Signed Owner's Signature

**CERTIFICATE OF ACCURACY AND PRECISION**

I hereby certify that the plan shown and described hereon is a true and correct Class I survey, and the accuracy of the plan is 1:10,000, performed in accordance with the Standards of Practice for Land Surveyors of Tennessee, and that iron pins and/or monuments have been placed as shown to the specifications of the Crossville Regional Planning Commission.

12/01/2011 *Michael V. Stump*  
Date Signed Surveyor's Signature  


**CERTIFICATION OF EXISTING SEWER LINES**

I hereby certify that the existing sewer lines shown hereon are in place and that the lots in this subdivision are connected to city sewer (or can be connected upon approval of city & payment of required fees).

11-15-12 *T. Begley*  
Date Signed Public Works Director/  
City Engineer

**CERTIFICATION OF EXISTING WATER LINES AND/OR EXISTING HYDRANTS**

I hereby certify that the existing water lines and/or fire hydrants shown hereon are in place and maintained by the City of Crossville or Utility District.

11-15-12 *T. Begley*  
Date Signed Public Works Director/  
City Engineer or Utility District Manager

**CERTIFICATION OF EXISTING ROAD(S)**

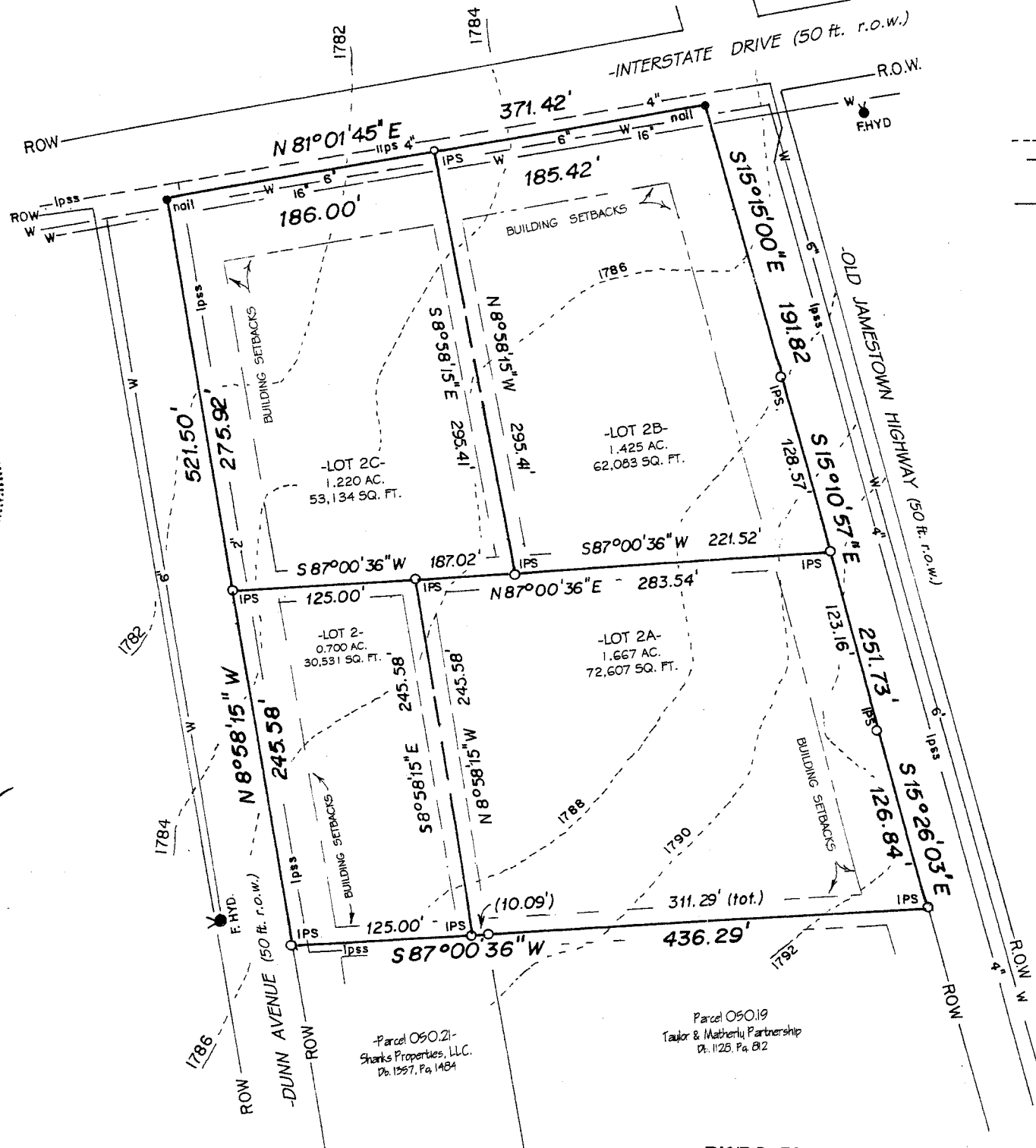
I hereby certify that the road(s) shown on this plat has (have) the status of an accepted city or county maintained public road regardless of the current condition, or is a state maintained highway.

11-15-12 *T. Begley*  
Date Signed Public Works Director/  
City Engineer or County Road Supervisor

**CERTIFICATE OF APPROVAL FOR RECORDING**

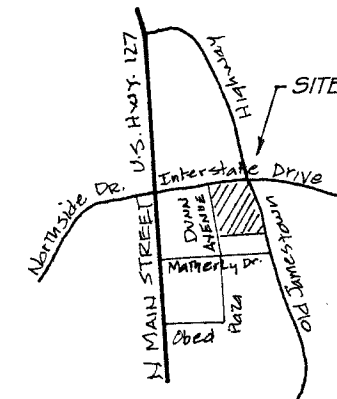
I hereby certify that the Subdivision Plat shown hereon has been found to comply with the Subdivision Regulations of the Crossville Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Crossville Planning Commission, and that said plat has been approved for recording in the Office of the Register of Cumberland County, Tennessee.

11-16-12 *R.E. Harrison*  
Date Signed Secretary  
Crossville Regional Planning Commission



**LEGEND**

- IPS IRON PIN, SET
- NAIL NAIL & WASHER, SET
- lps --- LOW PRESSURE SEWER LINE
- W --- WATER LINE
- ROW --- RIGHT-OF-WAY
- BUILDING SETBACKS
- F.H.Y.D. FIRE HYDRANT



**NOTES:**

1. THIS PROPERTY DOES NOT LIE WITHIN A FLOOD PRONE AREA AS DEFINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE MAP 47035C036D-PANEL 0306D
2. **BUILDING SETBACKS SHALL BE AS FOLLOWS:**  
THIRTY (30) FEET ALONG LOT LINES ABUTTING DUNN AVENUE.  
FORTY (40) FEET ALONG LOT LINES ABUTTING OLD JAMESTOWN HIGHWAY.  
FIFTY (50) FEET ALONG LOT LINES ABUTTING INTERSTATE DRIVE.  
TEN (10) FEET ALONG ALL SIDE AND REAR LOT LINES.
3. **PUBLIC UTILITY AND DRAINAGE EASEMENTS SHALL BE AS FOLLOWS:**  
..TWELVE (12) FEET ALONG ALL FRONT PROPERTY LINES  
..SIX (6) FEET ALONG ALL SIDE AND REAR LOT LINES  
..TWELVE (12) FEET ALONG SIDE AND REAR LOT LINES ALONG THE PERIMETER OF THE SUBDIVISION  
..TWENTY (20) FEET AS MEASURED FROM THE CENTER OF ALL MAJOR DRAINS AND STREAMS.

**4" Natural gas line operated by Middle Tennessee Natural Gas District along west edge of roadway fronting Lots 2A and 2B.**

**BK/PG: PL11/520-520**  
**12015046**

1 PGS : AL - PLAT 15.00
PHYLLIS BATCH: 64924
11/16/2012 - 01:55:47 PM
VALUE 0.00
MORTGAGE TAX 0.00
TRANSFER TAX 0.00
RECORDING FEE 15.00
DP FEE 2.00
REGISTER'S FEE 0.00
TOTAL AMOUNT 17.00

STATE OF TENNESSEE, CUMBERLAND COUNTY  
**JUDY GRAHAM SWALLOWS**  
REGISTER OF DEEDS

PLAT of DIVISION of LOT 2 - PLAT BOOK 10, PAGE 525		
Presented To The Crossville Regional Planning Commission		
OWNERS:	AREA DIVIDED: 5.01 <sup>+</sup> AC.	SURVEYOR:
Grady E. Taylor	No. of Lots : 4	Michael V. Stump
David M. Rose	No Remainder	45 Guinevere Lane
P.O. Box 1156	Location: City of Crossville	Crossville, Tenn. 38555
Crossville, Tenn. 38555	First Civil District of	931-484-8107
931-456-2264	Cumberland Co., Tenn.	JOB NO. 04911
DATE: 11-30-11		
REFERENCES: Deed Book 1251, Page 444 Shown on Tax Map 087 as Parcel 050.11		