

**CERTIFICATE OF OWNERSHIP AND DEDICATION**

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

2-16-19  
Date Signed

*[Signature]*  
Owner's Signature

**CERTIFICATE OF ACCURACY AND PRECISION**

I hereby certify that this plan shown and described hereon is a true and correct class "1" survey with a ratio of precision of 1:10,000 or greater, performed on December 05, 2018 in accordance to current Tennessee Standards of Practice for Land Surveyors. I further certify that iron pin and/or monuments have been placed as shown hereon, to the specification of the Crossville Regional Planning Commission.

01-08-2019  
Date Signed

*[Signature]*  
Timothy L. Goad R.L.S. #1748

**CERTIFICATION OF EXISTING SEWER LINES**

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

Date Signed

Director of Public Works

**CERTIFICATE OF NEW WATER LINES AND HYDRANTS**

I do hereby certify that:  
(1) water lines and fire hydrants, if necessary have been constructed and installed in an acceptable manner, according to specifications of Crossville Planning Commission, and City of Crossville or Utility District, which will maintain the lines.  
(2) a Financial Guarantee (Letter of Credit/Escrow Account/Check) acceptable to the Crossville Planning Commission in the amount of \$\_\_\_\_\_ has been given to the planning Commission to assure completion of improvements in the case of default.

Date Signed

City Director of Public Works or Manager of Water District

**CERTIFICATE OF STREETS AND DRAINAGE SYSTEM**

I hereby certify that:  
(1) the existing sewer lines shown hereon are in place and that lots in the subdivision are connected to the City sewer.  
I hereby certify that streets, drainage system, (casements, culverts, etc) and other improvements (curb, sidewalks, etc.) as required by the Crossville Planning Commission are installed in an acceptable manner and according to the required specifications of Crossville Planning Commission and City of Crossville or Cumberland County Highway Department.  
(2) a Financial Guarantee (Letter of Credit/Escrow Account/Check) acceptable to the City of Crossville Planning Commission in the amount of \$\_\_\_\_\_ has been given to the Planning Commission to assure completion of the improvements in the case of default.

Date Signed

Director of Public Works or County Road Supervisor

**CERTIFICATION OF APPROVAL OF NEW STREET NAMES BY E911**

I hereby certify that new street name(s) shown on the plat have been approved by E911 in order to avoid duplication of current names of existing city or county roads

Date Signed

Director of E911

**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 the recording in the Office of the Registrar of Cumberland County, Tennessee

Date Signed

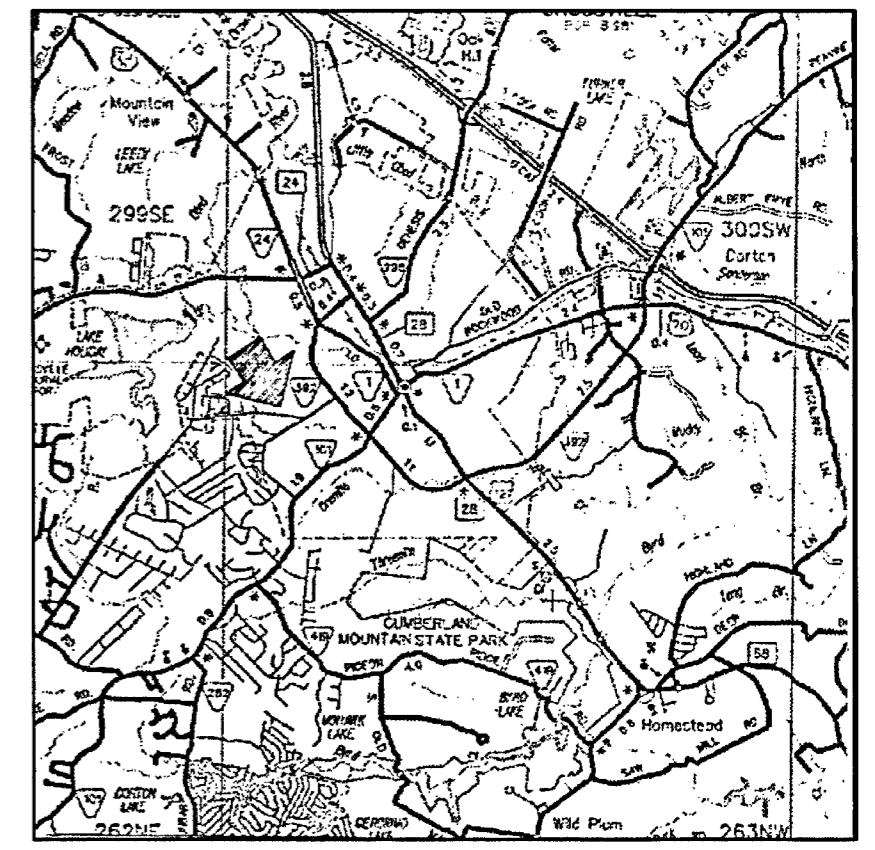
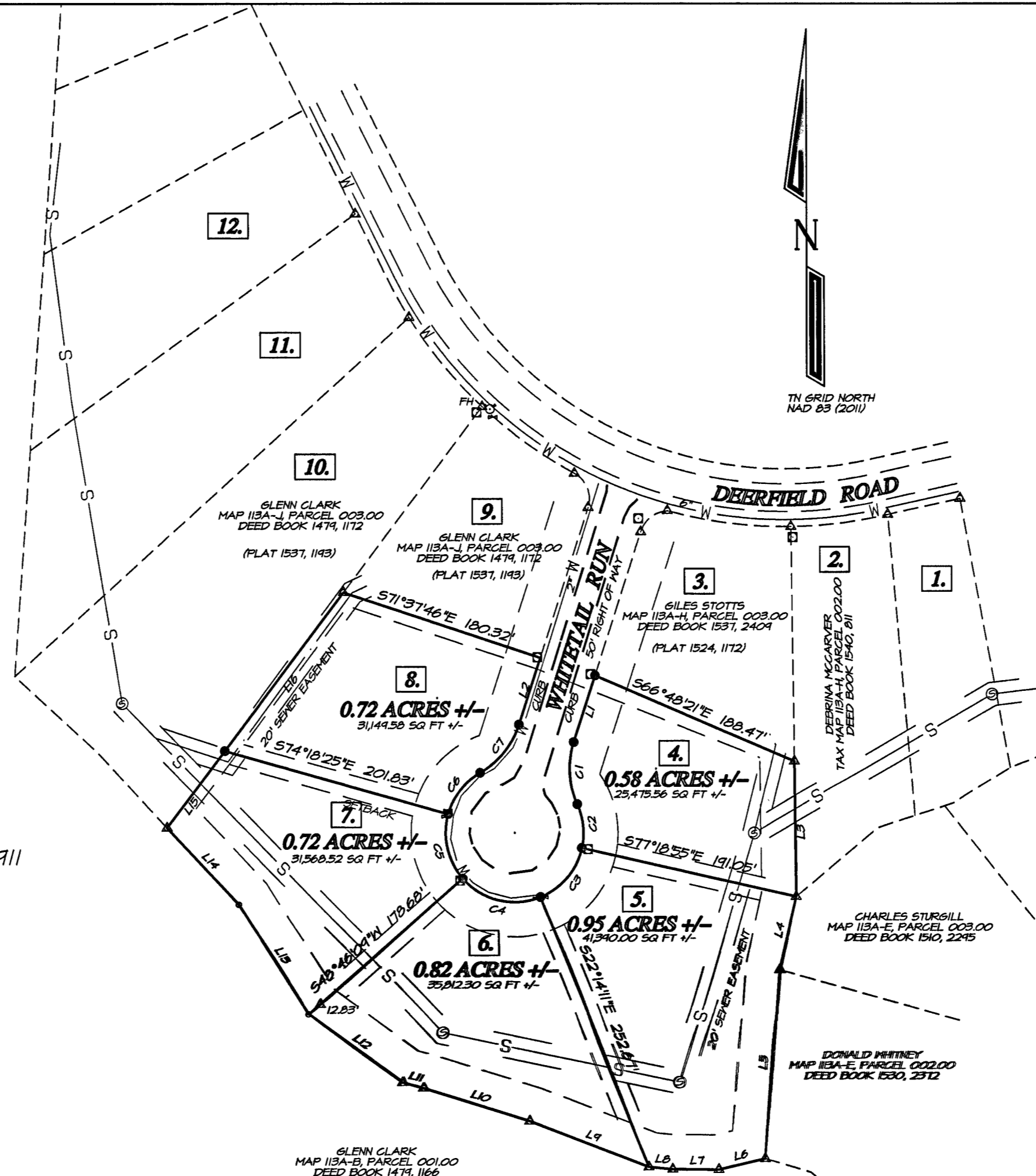
Secretary of the Crossville Regional Planning Commission

I DO HEREBY CERTIFY THAT THIS IS A CATEGORY "1" SURVEY WITH A RATIO OF PRECISION OF THE UNADJUSTED SURVEY OF 1:10,000 OR GREATER AS SHOWN HEREON. THIS SURVEY WAS PERFORMED IN COMPLIANCE WITH THE CURRENT TENNESSEE MINIMUM STANDARDS OF PRACTICE.



TIMOTHY L. GOAD  
R.L.S. #1748

DATE



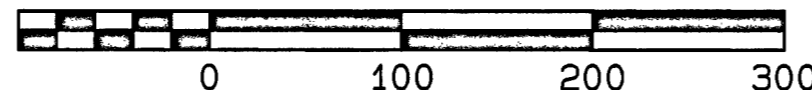
LINE	RADIUS	DELTA	CHORD BEARING	CHORD	ARC
G1	74.98'	42°12'31"	S03°16'53"E	54.00'	55.24'
G2	60.00'	37°04'07"	S05°50'46"E	38.14'	39.82'
G3	60.00'	55°43'32"	S40°18'34"W	55.63'	57.85'
G4	60.00'	10°52'47"	N16°37'46"W	64.58'	74.22'
G5	60.00'	56°52'55"	N12°44'55"W	57.15'	59.57'
G6	60.00'	44°20'41"	N37°51'53"E	45.29'	46.44'
G7	74.98'	42°12'31"	N38°55'58"E	54.00'	55.24'

LINE	BEARING	DISTANCE
L1	S17°44'43"W	60.57'
L2	N17°44'38"E	60.58'
L3	S00°46'02"E	17.25'
L4	S13°04'23"W	65.21'
L5	S03°46'44"W	164.03'
L6	S76°44'19"W	41.45'
L7	N04°34'20"W	40.17'
L8	N04°30'03"W	20.77'
L9	N69°06'46"W	111.15'
L10	N72°50'30"W	96.81'
L11	N75°14'04"W	18.68'
L12	N54°22'17"W	101.92'
L13	N32°24'04"W	112.57'
L14	N43°16'23"W	91.05'
L15	N36°55'54"E	83.53'
L16	N36°55'28"E	172.20'

**LEGEND:**

- ▲ IRON PIN (FOUND)
- 1/2" IRON PIN AND CAP (SET)
- WATER METER
- FH ☼ FIRE HYDRANT
- ELECTRIC BOX
- ⊙ SEWER MANHOLE
- S — SEWER LINE
- W — WATER LINE

GRAPHIC SCALE 1"=100'



**NOTE:**

- ALL CORNERS ARE MONUMENTED BY 1/2" IRON PINS WITH PLASTIC CAPS STAMPED G1 SURVEY #1748, UNLESS OTHERWISE NOTED.
- THIS PARCEL IS SUBJECT TO ANY RIGHT OF WAYS, EASEMENTS, AND/OR RESTRICTIONS THAT MAY AFFECT THIS SURVEY.
- BUILDINGS SET BACK LINES: 30 FEET ALONG WHITTAIL RUN AND 10 FEET ALONG SIDE LINES AND 30' STORM WATER BUFFER ALONG REAL LOT LINES
- 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 PERIMETER TO THE PROPERTY, TWENTY (20) FEET AS MEASURED FROM THE CENTER OF ALL MAJOR DRAINS OR STREAMS.
- THIS SURVEY WAS DONE USING THE LATEST RECORDED DEED. THIS SURVEY DOES NOT REPRESENT A TITLE SEARCH OR A GUARANTEE OF TITLE.
- THIS SURVEY AND ITS REPRESENTATIONS ARE INTENDED SOLELY FOR THE BENEFIT OF THE SURVEYOR'S CLIENT.

**NOTE:**

THIS PROPERTY IS NOT IN A FLOOD HAZARD ZONE CUMBERLAND COUNTY - #47035C300B EFFECTIVE DATE - NOVEMBER 16, 2007

SURVEY FOR:  
**GLENN CLARK**  
FIRST CIVIL DISTRICT  
CUMBERLAND COUNTY, TENNESSEE  
**G1 & ASSOCIATES**  
**SURVEYING**  
3824 MT HELEN ROAD  
ALLARDT, TN 38504  
DRAWING #0711-CRV-PAUS-01  
COPYRIGHT TIM GOAD, G1 SURVEY 2018-2019

FINAL PLAT  
**CROSSROAD VILLAGES PHASE IV**  
**UNIT V**  
PRESENTED TO  
CROSSVILLE REGIONAL PLANNING COMMISSION

DEVELOPER: GLENN CLARK	SURVEYOR: TIMOTHY L. GOAD
ADDRESS: 1821 CLARKRANGE MONTEREY HWY MONTEREY, TN 38574	ADDRESS: 3824 MT HELEN ROAD ALLARDT, TN 38504
TELEPHONE: 931-267-9288	TELEPHONE: 931-879-6393
ENGINEER:	ACREAGE SUBDIVIDED 4.3 ACRES +/-
ADDRESS:	NUMBER OF LOTS 5
TELEPHONE:	SCALE 1" = 100'
	TAX MAP REFERENCE 113A-B, PARCEL 001.02