CERTIFICATE of OWNERSHIP and DEDICATION LEGEND 1.P.S. Iron Pin, Set O I.P.F. Iron Pin, Found I (we) hereby certify that I am (we) are the onwer's of the property N 26°50'11. LOCATION MAP shown and described hereon and that I (we) hereby adopt this plan pnt Point 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. We further acknowledge that any change to this subdivision constitutes a re-subdivision and requires approval of the Planning Commission. NOUSTRIAL SITE Distances are datum adjusted Owner's Signature Date Signed 6.769 ACRES by a factor of 1.00130387. COULTMED 160 K Onwer's Signature Date Signed -LOT 7A-2.244 ac. CERTIFICATE of ACCURACY and PRECISION I hereby certify that the plat shown and described hereon is a NOTE Pcl. 001.10 Date Signed WAESSEE NO. CERTIFICATION OF EXISTING WATER LINES LOT 88 LOT 8A I hereby certify that: __(1) water lines and fire hydrants, if necessary, have been constructed and installed in an acceptable manner, according to the specifications of Crossville Planning Commission, and City of Crossville, which will maintain the water lines. N76°5719'W __(2) a Financial Guarantee acceptable to the Crossville Planning Commission in the amount of \$_See Note . ___ has been given to the Planning \$77°07'15'E Commission to assure completion of Improvements in the case of default. 405,22 Signature of City Director of Public Works Date Signed CERTIFICATION of EXISTING SEWER LINES I hereby certify that: -LOT 8C-__(1) public sewage collection facilities have been constructed and installed N = 596,700,673 ft. E = 2,257,692,499 ft. in an acceptable manner, according to the specifications of Crossville Planning 3.674 ac. Commission and City of Crossville. . (2) a Financial Guarantee acceptable to the Crossville Planning Commission in the amount of \$ See Note ___ has been given to the Planning Commission to assure completion of improvements in the case of default Date Signed Signature of City Director of Public Works CERTIFICATE of EXISTING STATE or CITY STREET I hereby certify that the road(s) shown on this plat has the status of accepted road regardless of current conditions. Director of Public Works BUILDING SETBACKS Date Signed Fifty (50) feet along all lot lines abutting "arterial" streets. Forty (40) feet along Duer Court. Ten (10) feet along all side and rear lot lines. CERTIFICATE of APPROVAL for RECORDING Twenty (20) feet from the center of major drains 4 streams. I hereby certify that the Subdivision Plat shown hereon has been PUBLIC UTILITY and DRAINAGE EASEMENTS found to comply with the Subdivision Regulations of the Crossville Twelve (12) feet along all front property lines. Six (6) feet along all side and rear lot lines. Regional Planning Commission with the execptions of such variances, if any, as are noted in the official minutes of the Crossville Regional Planning Commission, and that said plat has been approved for recording in the Office of Register Twelve (12) feet along the side and rear lot lines that are along the permeter of the subdivision. Twenty (20) feet from the center of all major drains and streams. of Cumberland County, Tennessee. REFERENCES: Lots 7A and 8C=Deed Book 371, Page 638 DUER COURT SUBDIVISION Tax Map 100B, Group B, Parcel 001.10 Secretary of the Crossville Regional Date Signed Lot 8A = Deed Book 513, Page 366 Planning Commission Presented To Crossville Regional Planning Commission Tax Map 100B, Group C, Parcel 001.13 Lot 8B = Deed Book 1020, Page 1773 NOTE: Variance granted on NO. of LOTS: 2 SURVEYOR: Michael V. Stump **DEVELOPER-OWNER: City of Crossville** Tax Map 100B, Group C, Parcel 001.15 waiving requirements for financial guarantees. AREA of LOTS 5.918 Acres 45 Guinevere Lane 392 North Main Street ADDRESS: AREA of ROAD 0.851 Acres Crossville, Tenn. 38555 Crossville, Tn. 38555 931,484,8107 FLOOD PLAIN STATEMENT TELEPHONE: 931.484.5115 Subject Property (Lots 7A & 8C) are NOT in a Flood Plain (Zone X) First Civil District of Cumberland County, Tennessee Date: November 24, 2015 Job No. 03715 Secretary Crossville Regional Planning Commission as shown on F.E.M.A. Maps 47035C0307D \$ 47035C0309D.