

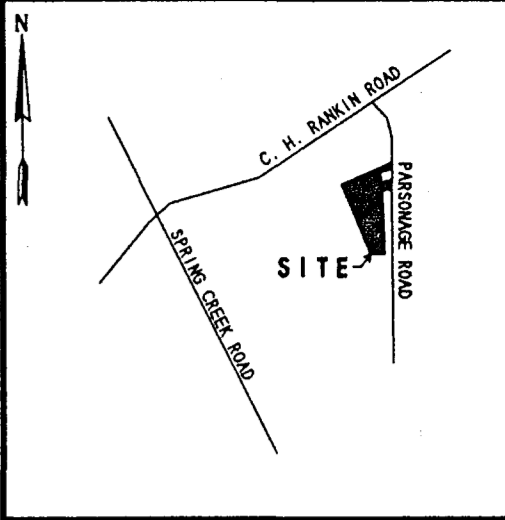
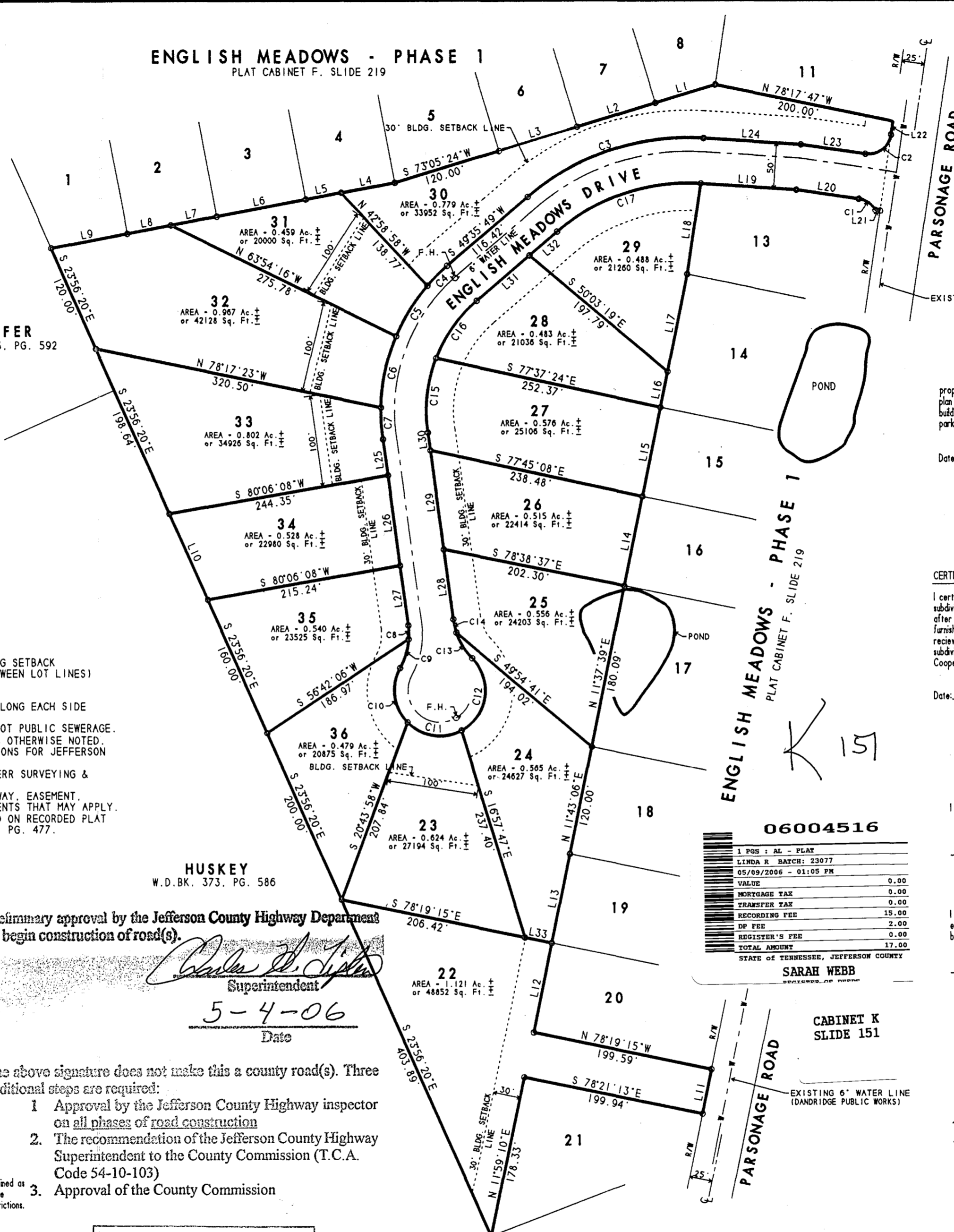
CURVE	DELTA ANGLE	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C 1	52°15'37"	25.00'	22.80'	12.26'	22.02'	S 55°26'19"E
C 2	89°54'30"	25.00'	39.23'	24.96'	35.33'	S 53°28'48"W
C 3	44°10'08"	271.46'	209.27'	110.14'	204.13'	S 71°40'53"W
C 4	8°25'01"	208.60'	208.60'	15.35'	30.62'	S 45°23'20"W
C 5	17°55'35"	208.60'	65.27'	32.90'	65.00'	S 32°13'00"W
C 6	22°06'37"	208.60'	80.50'	40.76'	80.00'	S 12°11'54"W
C 7	9°37'29"	208.60'	35.04'	17.56'	35.00'	S 03°40'09"E
C 8	11°28'42"	75.00'	15.03'	7.54'	15.00'	S 01°48'35"E
C 9	25°23'30"	75.00'	25.23'	16.90'	32.97'	S 16°37'31"W
C 10	73°44'23"	50.00'	64.35'	37.50'	60.00'	S 07°32'56"E
C 11	73°44'23"	50.00'	64.35'	37.50'	60.00'	S 81°17'19"E
C 12	106°15'37"	50.00'	92.73'	66.67'	80.00'	N 08°42'41"E
C 13	25°23'30"	75.00'	33.24'	16.90'	32.97'	N 31°43'23"W
C 14	11°28'42"	75.00'	15.03'	7.54'	15.00'	N 13°17'17"W
C 15	30°01'15"	158.60'	83.10'	42.53'	82.15'	N 06°31'44"E
C 16	28°03'27"	158.60'	77.67'	39.63'	76.89'	N 35°34'06"E
C 17	44°10'08"	221.46'	170.72'	89.86'	166.53'	N 71°40'53"E

LINE	BEARING	DISTANCE
L 1	S 73°05'24"W	68.83'
L 2	S 73°05'24"W	90.00'
L 3	S 73°05'24"W	90.00'
L 4	S 79°25'15"W	60.00'
L 5	S 79°25'15"W	40.00'
L 6	S 79°25'15"W	99.80'
L 7	S 79°20'07"W	51.19'
L 8	S 79°20'07"W	48.77'
L 9	S 79°21'40"W	85.29'
L 10	S 23°56'20"E	103.08'
L 11	N 11°35'39"E	49.88'
L 12	N 11°40'06"E	100.00'
L 13	N 11°40'06"E	99.89'
L 14	N 11°43'06"E	100.00'
L 15	N 11°37'49"E	100.00'
L 16	N 11°37'49"E	40.00'
L 17	N 11°37'49"E	108.62'
L 18	N 08°37'56"E	100.00'
L 19	S 86°14'02"W	105.45'
L 20	S 81°34'09"E	69.58'
L 21	S 81°14'03"E	5.25'
L 22	S 08°31'45"W	14.85'
L 23	N 81°34'09"W	71.79'
L 24	N 86°14'02"W	107.49'
L 25	S 07°32'56"E	39.92'
L 26	S 07°32'56"E	100.08'
L 27	S 07°32'46"E	66.17'
L 28	N 07°32'59"W	77.36'
L 29	N 07°32'59"W	109.62'
L 30	N 07°32'59"W	20.00'
L 31	N 49°35'49"E	76.42'
L 32	N 49°35'49"E	40.00'
L 33	S 78°19'15"E	30.00'



TOTAL LOTS = 15
TOTAL AREA = 9.27 Ac. ±
ZONING: R-1

- NOTES: 1-EACH LOT IS SUBJECT TO THE FOLLOWING BUILDING SETBACK RESTRICTIONS: 30' FRONT SETBACK (OR 100' BETWEEN LOT LINES) 12' SIDE SETBACK 12' REAR SETBACK
- 2-THERE IS A 10' UTILITY / DRAINAGE EASEMENT ALONG EACH SIDE OF ALL LOT LINES.
- 3-LOTS WILL BE SERVED WITH PUBLIC WATER, BUT NOT PUBLIC SEWERAGE.
- 4-IRON PINS ARE AT ALL PROPERTY CORNERS UNLESS OTHERWISE NOTED.
- 5-ALL LOTS ARE SUBJECT TO R-1 ZONING RESTRICTIONS FOR JEFFERSON COUNTY.
- 6-COPY RIGHTS OF THIS SURVEY PLAT BELONG TO KERR SURVEYING & MAPPING COMPANY.
- 7-ALL LOTS ARE SUBJECT TO ANY OTHER RIGHT-OF-WAY, EASEMENT, RESTRICTION, RESERVATION, AND UTILITY EASEMENTS THAT MAY APPLY.
- 8-PROPERTY IS SUBJECT TO RESTRICTIONS AS FOUND ON RECORDED PLAT (PLAT CABINET F, SLIDE 219) AND IN I.B.K. 52, PG. 477.



LOCATION SKETCH (N.T.S.)

DEVELOPER: TOM MYERS
JEFFERSON CITY, TN.

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (we) hereby certify that I (we and) the owner(s) 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, parks, and other open space to public or private use as noted.

Date: May 8, 2006
Christ Murray
Owner

CERTIFICATE OF ELECTRIC LINES

I certify that electric lines are installed near the entrance of said subdivision. Installation of electric lines within said subdivision will be completed after the following requirements have been met: (1) The Cooperative unit be furnished a final plat. (2) Payment of an aid-to-construction amount has been received. (3) All right-of-way's have been secured and cleared, and (4) all other subdivision requirements and specifications as stipulated by the policies of the Cooperative have been met.

Date: 5-4-06
William Underwood
Appalachian Electric Cooperative Representative

CERTIFICATE OF APPROVAL OF STREET NAMES

I certify that all street names are in compliance with E-98 and do not conflict with other street names in the county.

Brad Ross 5/4/06
E-98 Director Date

CERTIFICATE OF APPROVAL OF STREETS

I certify that streets and related appurtenances installed or proposed for installation, fully meet the specifications established by the Jefferson County Regional Planning Commission or that a letter or other assurance has been provided in the amount of \$_____ to ensure completion of all required improvements in case of default.

Jefferson County Road Superintendent Date

CERTIFICATE OF STORM WATER FACILITIES

I certify that storm water facilities have designed and constructed so that the amount of post-development storm water runoff will not exceed pre-development runoff amounts or that a letter of credit or other assurance in the amount of \$_____ has been provided to the Jefferson County Regional Planning Commission to ensure completion of required improvements in the case of default.

Mark D. Cant 05/05/06
Registered Engineer Date

CERTIFICATE OF APPROVAL OF WATER SYSTEMS

I certify that the water system installed or proposed for installation, fully meets the requirements of the Tennessee Department of Environment and Conservation, and is hereby approved as shown or that a letter of credit or other assurance in the amount of \$_____ has been provided to the Jefferson County Regional Planning Commission to ensure completion of required improvements in the case of default.

mi 776 5-4-06
Utility District Representative Date

06004516

1 POS: AL - PLAT	
LINDA R BATCH: 23077	
05/09/2006 - 01:05 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

SARAH WEBB
REGISTERED CLERK

Preliminary approval by the Jefferson County Highway Department to begin construction of road(s).

Charles D. Tipton
Superintendent

5-4-06
Date

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the subdivision plat shown here has been found to comply with the Subdivision Regulations for Jefferson County, Tennessee, with the exception of such variances, if any, as are noted in the minutes of the Planning Commission and that it has been approved for recording in the Office of the County Registrar.

Date: May 8, 2006
Howard D. Douglas
Secretary, Planning Commission

The above signature does not make this a county road(s). Three additional steps are required:

- 1 Approval by the Jefferson County Highway inspector on all phases of road construction
- 2 The recommendation of the Jefferson County Highway Superintendent to the County Commission (T.C.A. Code 54-10-103)
- 3 Approval of the County Commission

CERTIFICATE OF APPROVAL OF SUBSURFACE SEWAGE DISPOSAL

Approval is hereby granted for lots 22-36 defined as English Meadows Phase II Jefferson County, Tennessee as being suitable for subsurface sewage disposal (SSD) with the listed attached restrictions.

Prior to any construction of a structure, mobile or permanent, the plans for the exact house/structure location must be approved and a SSD system permit issued by the Division of Environmental Health. Water taps, water lines, underground utilities and driveways should be located at the side property lines unless otherwise noted. Any cutting, filling or alterations of the soil conditions may void this approval.

John Kerr 5-8-06
Director, Environmental Health
Jefferson County Health Department

Lots: 22-27, 29-36
are approved for an individual subsurface sewage disposal system serving a maximum of 3 bedrooms.

Lot 28 APPROVED FOR 2 BEDROOMS

House design, size, location, and driveway design will determine the actual number of bedrooms for which a permit may be issued.

LOTS: 22-36
will require Soil Protection Practices. (Control Surface Water)



I hereby certify that this is a category 1 survey and the ratio of precision of the unadjusted survey is not less than 1 : 10000 as shown herein.

John Kerr
Surveyor
Tennessee Certificate No. 1607

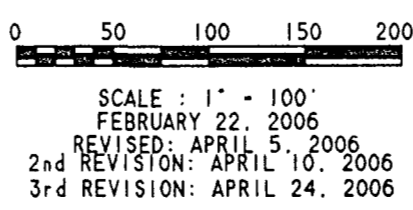
CERTIFICATE OF ACCURACY

I hereby certify that the plan shown and described hereon is a true and correct survey to the accuracy required by the Jefferson County Regional Planning Commission and that the monuments have been placed as shown hereon, to the specifications of the commission.

Date: 4-24 2006
John Kerr
Registered Land Surveyor

KERR SURVEYING & MAPPING COMPANY

1408 GEORGE AVENUE
JEFFERSON CITY, TN. 37760
JOHNNY D. KERR, R.L.S. 1607
TELEPHONE/FAX: (865)475-7858



FINAL PLAT:

ENGLISH MEADOWS - PHASE II

WARRANTY DEED BOOK 384, PAGE 430 PLAT CABINET F, SLIDE 219
CIVIL DISTRICT 1 COUNTY: JEFFERSON ENTRY: 1340
TAX MAP: 48-E, GRP. A, PARCEL 22 FIELD BK. 432 JOB: TMO71404/DISK H/C DRAWING: 26054 /DISK H/C
FIELD CREW: JDK-JD-AS DRAWN BY: JDK