

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) 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 DEDICATED ALL STREET, ALLEYS, WALKS, PARKS, AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

DATE _____ OWNER _____

DATE _____ OWNER _____

CERTIFICATE OF ACCURACY

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE WHITE COUNTY REGIONAL PLANNING COMMISSION AND THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON TO THE SPECIFICATIONS OF THE WHITE COUNTY SUBDIVISION REGULATIONS.

DATE _____ REGISTERED ENGINEER OR SURVEYOR
RLS #2171

EXISTING SEPTIC SYSTEM CERTIFICATE

THE EXISTING SEPTIC SYSTEM IS LOCATED AS SHOWN ON THE PLAT LOT(S) _____. THE LOCATION INCLUDES THE SEPTIC TANK AND ALL FIELD LINES, TO THE BEST OF MY KNOWLEDGE THE SEPTIC SYSTEM IS IN PROPER WORKING ORDER ON THIS DATE AND THE SEPTIC SYSTEM(S) IS(ARE) CONTAINED WITHIN THE BOUNDARY OF THE INDIVIDUAL LOT.

DATE _____ OWNER _____

Lot(s) _____ has an existing septic system that has not been evaluated pursuant to this plat review for the existing system and plat approval does not constitute approval of this lot or the existing system.

AREA RESERVED FOR SOILS RESTRICTIONS

CERTIFICATION OF EXISTING WATER LINES AND/OR UTILITIES

I HEREBY CERTIFY THAT THE WATER LINES AND/OR OTHER UTILITIES SHOWN HEREON ARE IN PLACE.

DATE _____ AUTHORIZED REPRESENTATIVE
OF UTILITY DISTRICT

CERTIFICATION OF EXISTING ROAD AND CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE ROAD SHOWN ON THIS PLAT APPEARS ON THE OFFICIAL WHITE COUNTY ROAD MAP AND HAS THE STATUS OF AN ACCEPTED PUBLIC ROAD REGARDLESS OF CURRENT CONDITION. I FURTHER CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON, WITH THE EXCEPTION OF THE EXISTING ROAD AND ANY SUCH VARIANCES, IF ANY, AS NOTED IN THE MINUTES OF THE WHITE COUNTY REGIONAL PLANNING COMMISSION, HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF WHITE COUNTY, TENNESSEE AND HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER.

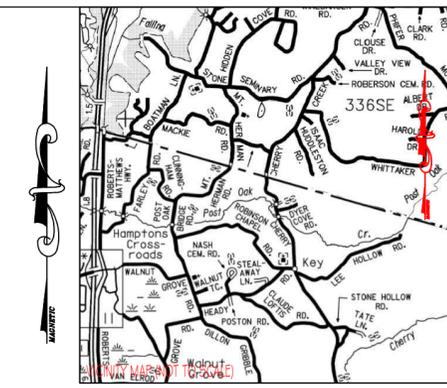
DATE _____ SECRETARY, WHITE COUNTY
REGIONAL PLANNING COMMISSION

I HEREBY CERTIFY THAT THIS IS A CATEGORY 1 SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS AT LEAST 1:10,000.

ALLEN MAPLES, JR.
RLS#2171

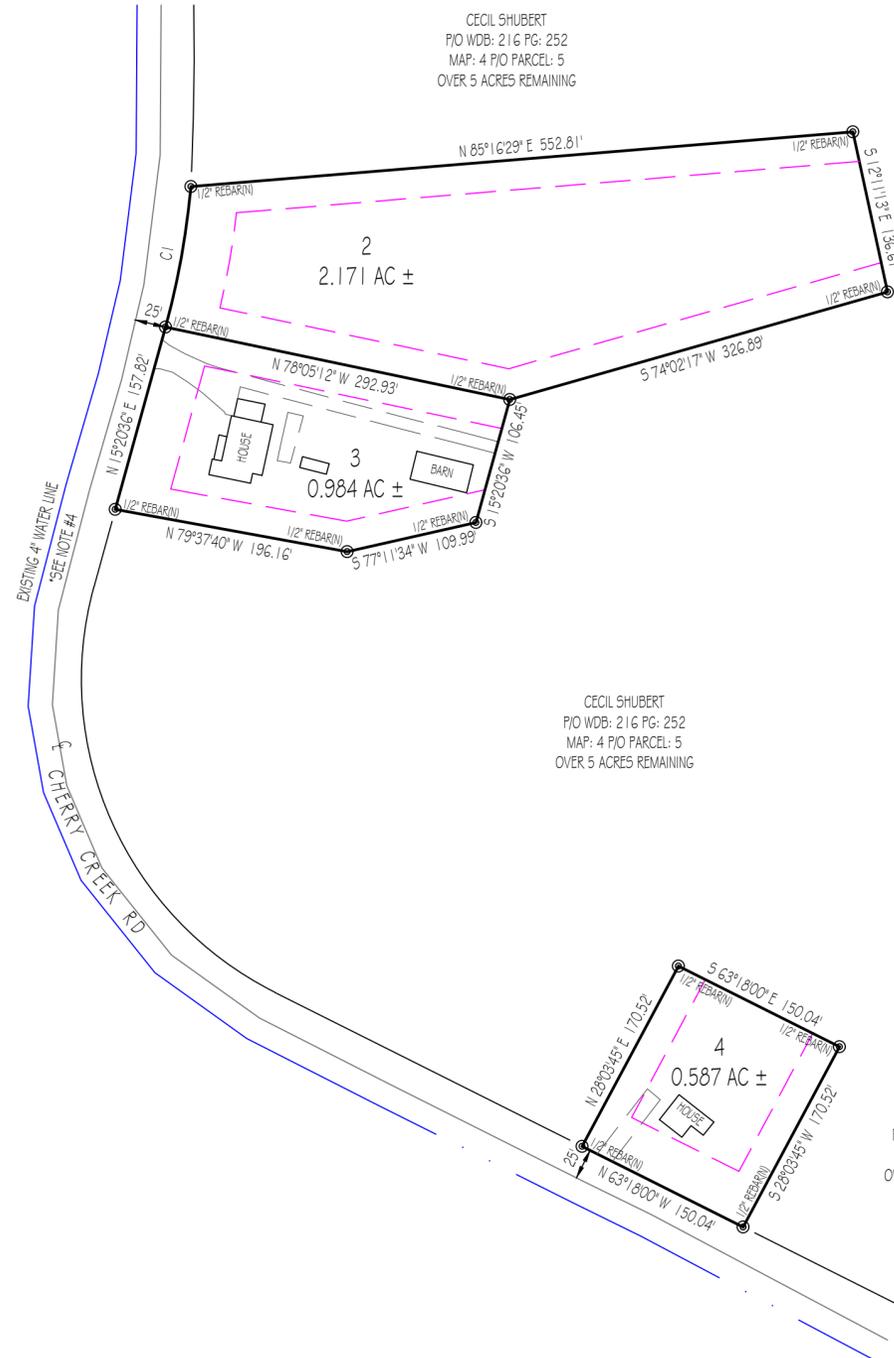


CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	666.40'	119.47'	119.31'	N 10°12'27" E	10°16'17"



NOTES:

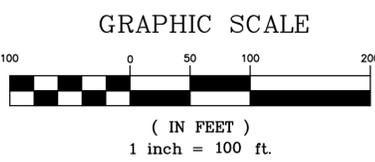
1. THIS SURVEY WAS CONDUCTED FROM THE CURRENT DEED OF RECORD AND IS SUBJECT TO ANY INFORMATION WHICH A TITLE SEARCH WOULD REVEAL.
2. THIS SURVEY IS SUBJECT TO ANY EASEMENTS, RIGHTS OF WAYS, AND/OR LEASES WHICH COULD AFFECT THE PROPERTY.
3. THIS PROPERTY IS NOT IN A FLOOD ZONE, TO THE BEST OF MY KNOWLEDGE, ACCORDING TO FIRM MAP #47185CO075D, EFFECTIVE SEPTEMBER 28, 2007.
4. INFORMATION FROM UTILITY COMPANY WILL BE COMBINED WITH OBSERVED EVIDENCE OF UTILITIES TO DEVELOP A VIEW OF THOSE UNDERGROUND UTILITIES. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED TO CONTACT THE UTILITY COMPANY OR DIAL 811.
5. MINIMUM BUILDING SETBACKS ARE AS FOLLOWS:
FRONT-40'
SIDE- 25'



CECIL SHUBERT
P/O WDB: 216 PG: 252
MAP: 4 P/O PARCEL: 5
OVER 5 ACRES REMAINING

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LEGEND

(N)	(NEW)
(O)	(OLD)
⊕	CENTERLINE
⊖	POWER POLE
—X—	FENCELINE

FINAL PLAT FOR CECIL SHUBERT DIVISION, PHASE II	
PRESENTED TO WHITE COUNTY PLANNING COMMISSION	
DEVELOPER: TAYS AUCTIONS	SURVEYOR: ALLEN MAPLES LAND SURVEYING
ADDRESS: 620 MAXWELL STREET	ADDRESS: 38 MAYBERRY STREET
COOKEVILLE, TN 38501	SPARTA, TN 38583
TELEPHONE: (931) 526-2307	TELEPHONE: (931) 837-5446
P/O WDB: 216 PG: 252	TAX MAP: 4 P/O PARCEL: 5
DATE: 10/02/2019	4TH C.D. - WHITE COUNTY, TN
SCALE: 1" = 100'	ACREAGE SUBDIVIDED: 3.742 ±
DRAWING #19-202 A3	NUMBER OF LOTS: 3