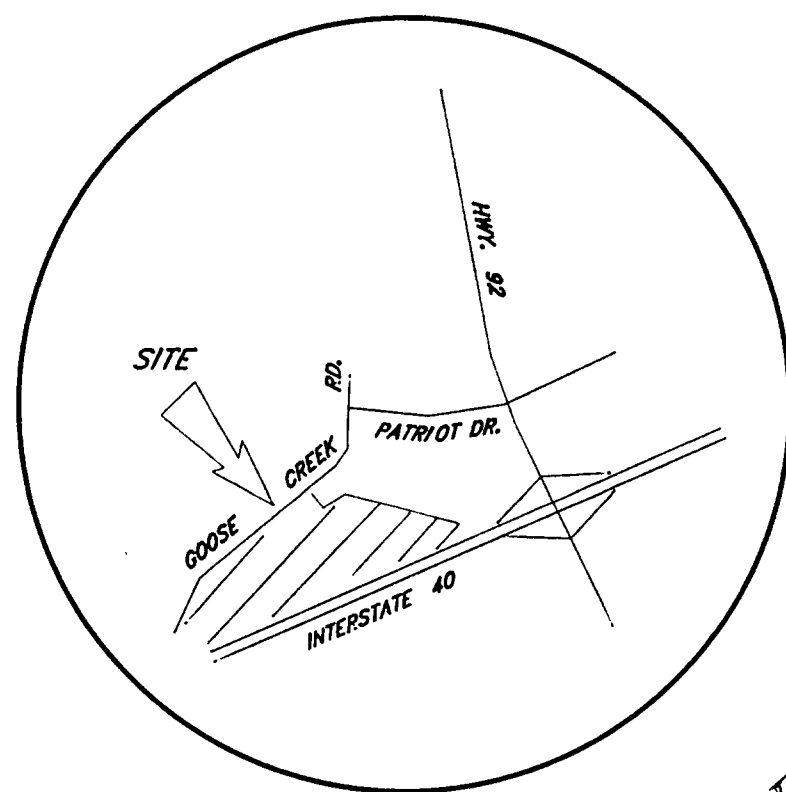




LOCATION MAP
N.T.S.

DONALD ROGERS
D.B. 71, PG. 226

VAUGHN RENEAU
D.B. 397, PG. 467

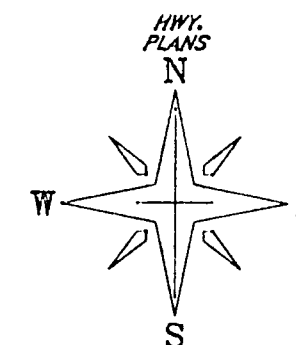
RAO K. MEDABALMI
D.B. 409, PG. 85

MILDRED LINDSEY RENEAU
D.B. 397, PG. 575

VAUGHN RENEAU
D.B. 397, PG. 495

S42°32'56"E
11.37'

①
5.81 AC. +-
N87°18'27"E 90.77' I.R.N.
N87°14'01"E 106.82' I.R.O.
N87°13'47"E 213.61' I.R.O.
N87°21'21"E 394.89' I.R.N.
S42°32'56"E 11.37' PIPE (O)
GAS LINE ESMT. 221.75'
S61°04'00"W 100.76' CONG. MON.
S49°35'56"W 54.93' CONG. MON.
S29°53'13"E 10.58' CONG. MON.

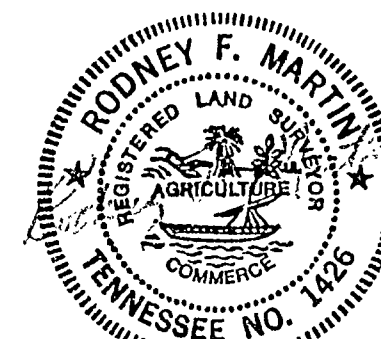


FINAL PLAT FOR
BILLIE JOE BONDS

LOCATED IN THE 1ST CIVIL DISTRICT OF JEFFERSON COUNTY, TENNESSEE

SCALE : 1" = 100'
DATE : AUGUST 15, 2001
SIZE : 10.97 ACRES +-
RECORD : I.B. 54, PG. 288, R.O.J.C.T.
MAP : MAP 67, PARCEL P/O 51, T.A.O.J.C.T.

Developed By:
Mark A. Jackson
Jackson Real Estate & Auction
862 South Hwy 92
Dandridge, Tennessee 37725
865-397-4214



SURVEYOR'S CERTIFICATE:

I HEREBY CERTIFY THAT THIS SURVEY IS A CATEGORY 1 SURVEY
AND THAT THE PRECISION RATIO OF THE UNADJUSTED SURVEY IS
AT LEAST 1 : 10,000 OR MEETS THE REQUIREMENTS FOR SMALL LOTS
WITH A MAXIMUM ERROR IN POSITIONAL ACCURACY OF 0.10 OF A FOOT
FOR EACH CORNER AS SHOWN HEREON.

MARTIN ACADEMY, SURVEYING SERVICES

357 HINCHEY HOLLOW RD.
JEFFERSON CITY, TENN. 37760
PHONE: (423) 471-0094
FAX: (423) 471-0090

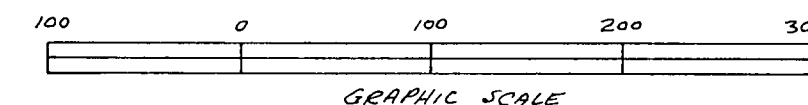
State of Tennessee, County of JEFFERSON
Received for record the 10 day of
JANUARY 2002 at 1:55 PM. (RECH 45794)
Recorded in official records
C-247
State Tax \$.00 Clerks Fee \$.00,
Recording \$ 17.00, Total \$ 17.00.
Register of Deeds SARAH WEBB
Deputy Register B S

NOTES:

1. THIS PROPERTY IS ZONED A-1
2. SETBACKS ARE 30' FRONT, 10 SIDES & REAR.
3. THERE IS A 10' PUBLIC UTILITY & DRAINAGE ESMT ON EACH LOT LINE
4. THIS PROPERTY IS SUBJECT TO ANY RECORDED EASEMENTS & THE FINDINGS OF A TITLE SEARCH.
5. THIS PROPERTY LIES IN AN AREA DESIGNATED AS ZONE X, (SEE COMMUNITY PANEL NUMBER 470097 0125 C. EFFECT. DATE 11-2-90.)

"Approval is hereby granted for lots 1, 3, 4 defined as
Billie Joe Bonds, Jefferson County, Tennessee
as being suitable for subsurface sewage disposal (SSD) with the listed
or attached restrictions.

Prior to any construction of a structure, mobile or permanent, the
plans for the exact house/structure location must be approved and an
SSD system permit issued by the Division of Ground Water Protection.
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."



CERTIFICATE OF OWNERSHIP

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 SET-BACK LINES, AND PARKS AND
OTHER OPEN SPACES TO PUBLIC OR PRIVATE
USE AS NOTED.

DATE Oct 30, 2001
Billie Joe Bonds
OWNER

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
DANDRIDGE PLANNING COMMISSION
AND THAT THE MONUMENTS HAVE BEEN PLACED
AS SHOWN HEREON TO THE SPECIFICATIONS OF
THE SUBDIVISION REGULATIONS.

DATE 9-14, 2001
Rodney F. Martin
REGISTERED LAND SURVEYOR

CERTIFICATION OF STREETS

I CERTIFY THAT THE STREETS AND RELATED
APPURTANCES INSTALLED OR PROPOSED FOR
INSTALLATION, FULLY MEET THE SPECI-
FICATIONS ESTABLISHED BY THE DANDRIDGE
MUNICIPAL PLANNING COMMISSION.

DATE _____ REPRESENTATIVE _____

Goose Creek Rd.
is a county Road.
Charles H. Lipton
11-1-01

Shari Lipton 10/04/01
Environmental Specialist
Division of Ground Water Protection

- * lots 1, 3, 4 are approved for a standard individual
SSDs not to exceed three bedrooms.
- * Soil protection practices are required
- * House size, location and design will determine
the actual number of bedrooms for which a permit
may be issued.
- * lot 2 has not been evaluated pursuant to this plat
review for SSDs. Plat approval does not constitute
the approval of this lot or existing system.

CERTIFICATION OF APPROVAL OF WATER SYSTEMS

I CERTIFY THAT THE WATER SYSTEM INSTALLED
OR PROPOSED FOR INSTALLATION FULLY MEET
REQUIREMENTS OF THE TENNESSEE STATE HEALTH
DEPARTMENT, AND IS HEREBY APPROVED.

DATE 10-29-01
Charles H. Lipton
COUNTY HEALTH OFFICER
OR HIS AUTHORIZED
REPRESENTATIVE

CERTIFICATE OF APPROVAL

I HEREBY CERTIFY THAT THE SUBDIVISION
PLAT SHOWN HEREON HAS BEEN FOUND TO
COMPLY WITH THE SUBDIVISION STANDARDS FOR
THE DANDRIDGE PLANNING COMMISSION
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 REGISTER.

DATE 12/13, 2001
Anna Gray
SECRETARY,
COMMISSION