

LOCATION MAP

Owner's Certification

I/We, the undersigned owner/s of the property shown hereon, do hereby adopt this plat and certify that I/we am/are the owner/s in fee simple.

Exit 9 Mountain Development, LLC
 101 Dalton Place Way
 Knoxville, TN 37912
 (865) 522 9910

GENERAL NOTES

1. Zoned: R 5, R 3, R-2 & C-2
2. Acres subdivided: 9.21 Acres±
3. This plat subdivides Deeds 10935 128, 10764 753 & 10925 250
4. Local Government does not certify that utilities or utility connections are available.
5. This subdivision has been developed according to the design standards of the City of Chattanooga Subdivision Regulations.
6. All underground utility stubouts and service lines to be a minimum depth of 24 inches when located within 10 feet of property corners.
7. Tax Map No: 131P-A-0.38, 140-001, 140 001.01 & 140-002.01
8. All corners are Iron Pins Set unless otherwise noted.
9. City Ordinance No:12900 entitled "Storm Water Run Off and Erosion Control" shall apply to any discharge of same from this Subdivision of Property.
10. No fill material is to be placed in a constructed drainage facility in such a manner as to impede storm water run off flow unless approved by The City Engineer.
11. The City of Chattanooga is not responsible to construct or maintain drainage easements.
12. This property is not located within the 100 year flood hazard area per FEMA map # 47065C 0378C, dated 2 3 2016.
13. The purpose of this survey is to subdivide Lots as shown.
14. Address based on Road Access.
15. Sewers are available by gravity flow for Lots 1, 2 & 5

APPROVED FOR RECORDING
 HAMILTON COUNTY GIS DEPT
 DATE _____
 BY _____
 JURISDICTIONAL AUTHORITY
 DATE _____
 BY _____
 CHATTA/HAM CNTY REGIONAL
 PLANNING COMMISSION
 DATE _____
 BY _____

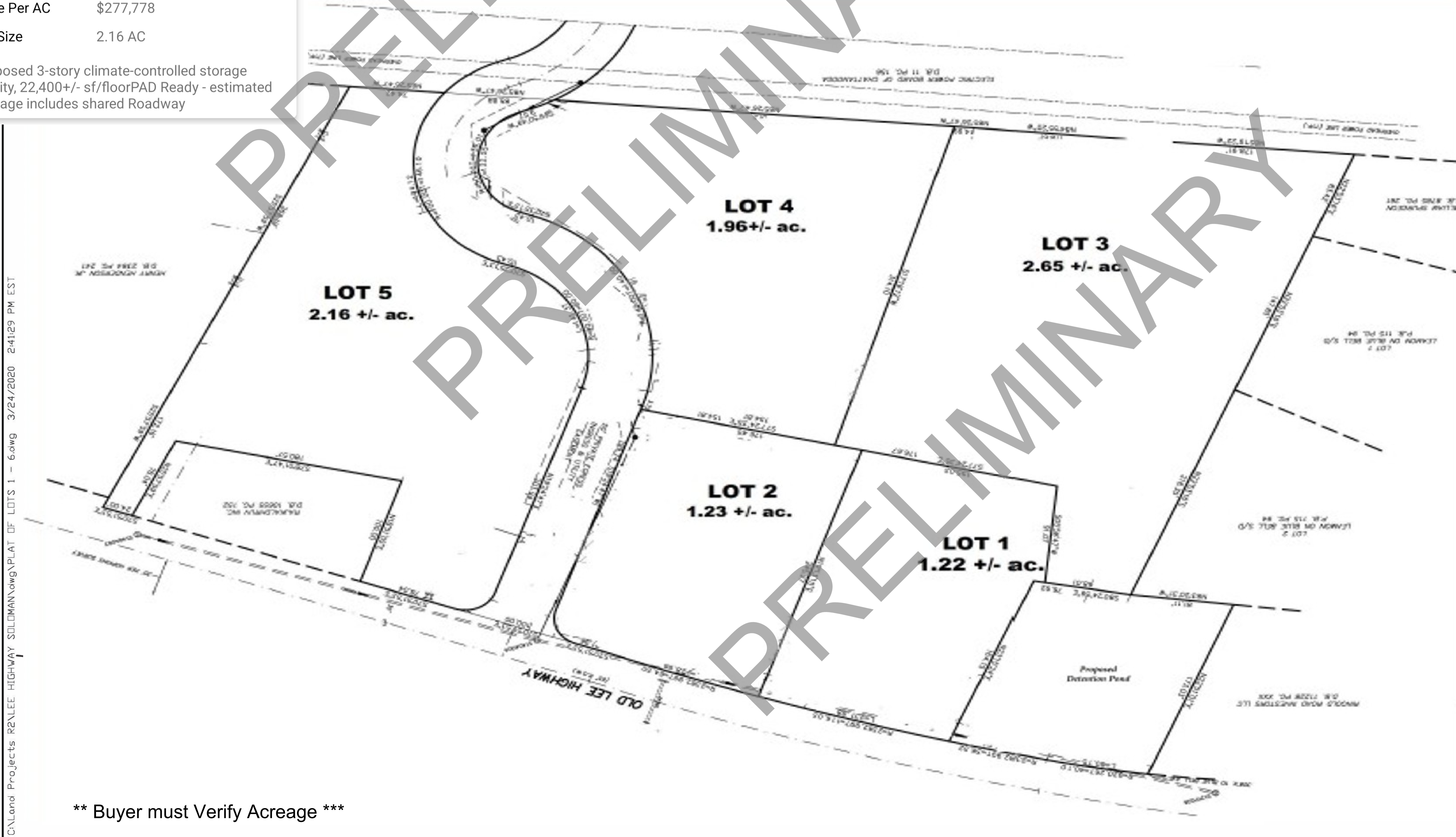
NOT RECORDED

Lot 5

Price	\$600,000
Price Per AC	\$277,778
Lot Size	2.16 AC

Proposed 3-story climate-controlled storage facility, 22,400+/- sf/floorPAD Ready - estimated acreage includes shared Roadway

C:\Land Projects\R2\LEE HIGHWAY SOLDMAN.dwg\PLAT OF LOTS 1 - 6.dwg 3/24/2020 2:41:29 PM EST



** Buyer must Verify Acreage ***