

Certificate of Ownership and General Dedication

(I, We), the undersigned owner(s) of the property shown herein, hereby adopt this as (my, our) plan of subdivision and dedicate the streets as shown to the public use forever and hereby certify that (I am, we are) the owner(s) in fee simple of the property, and as property owner(s) have an unrestricted right to dedicate right-of-way and/or grant easement as shown on this plat

David L. Turner Signature: _____ Date: _____
 Shawna C. Turner Signature: _____ Date: _____

Owner Certification for Public Sewer and Water Service - Minor Subdivisions

(I, We) the undersigned owner(s) of the property shown herein understand that it is our responsibility to verify with the Utility Provider the availability of public sewer and water systems in the vicinity of the lot(s) and to pay for the installation of the required connections.

Owner(s) Printed Name: _____
 Signature(s): _____
 Date: _____

Certification of Public Water System - Minor Subdivision

This is to certify that the subdivision shown hereon is approved subject to the installation of a public water system, and that such installation shall be in accordance with State and local regulations. It is the responsibility of the property owner to verify with the Utility Provider the availability of water system in the vicinity of the lot(s) and to pay for the installation of the required connections.

Utility Provider: _____
 Authorized Signature for Utility _____ Date: _____

Knox County Department of Engineering and Public Works

The Knox County Department of Engineering and Public Works hereby approves this plat on this the _____ day of _____, 20____

Engineering Director _____

Addressing Department Certification

I, the undersigned, hereby certify that the subdivision name and all street names conform to the Knoxville & Knox County Street Naming and Addressing Ordinance, the Administrative Rules of the Planning Commission, and these regulations.

Signed: _____
 Date: _____

Zoning

Zoning district(s) in which the land being subdivided is located shall be indicated as shown on the zoning map by the Planning Commission as follows:

Zoning Shown on Official Map: _____
 Date: _____
 By: _____

Taxes and Assessments

This is to certify that all property taxes and assessments due on this property have been paid.

City Tax Clerk: Signed: _____ Date: _____
 Knox County Trustee: Signed: _____ Date: _____

Planning Staff Certification of Approval for Recording - Final Plat

This is to certify that the subdivision plat shown hereon has been found to comply with the Subdivision Regulations of Knoxville and Knox County and with existing official plans, with the exception of any variances and waivers noted on this plat, and that the record plat is hereby approved for recording in the office of the Knox County Register of Deeds. Pursuant to Section 13-3-405 of Tennessee Code, Annotated the approval of this plat by the Planning Commission shall not be deemed to constitute or effect an acceptance by the City of Knoxville or Knox County of the dedication of any street or other ground upon the plat.

Signed: _____
 Date: _____

Certification of Final Plat - All Indicated Markers, Monuments and Benchmarks Set.

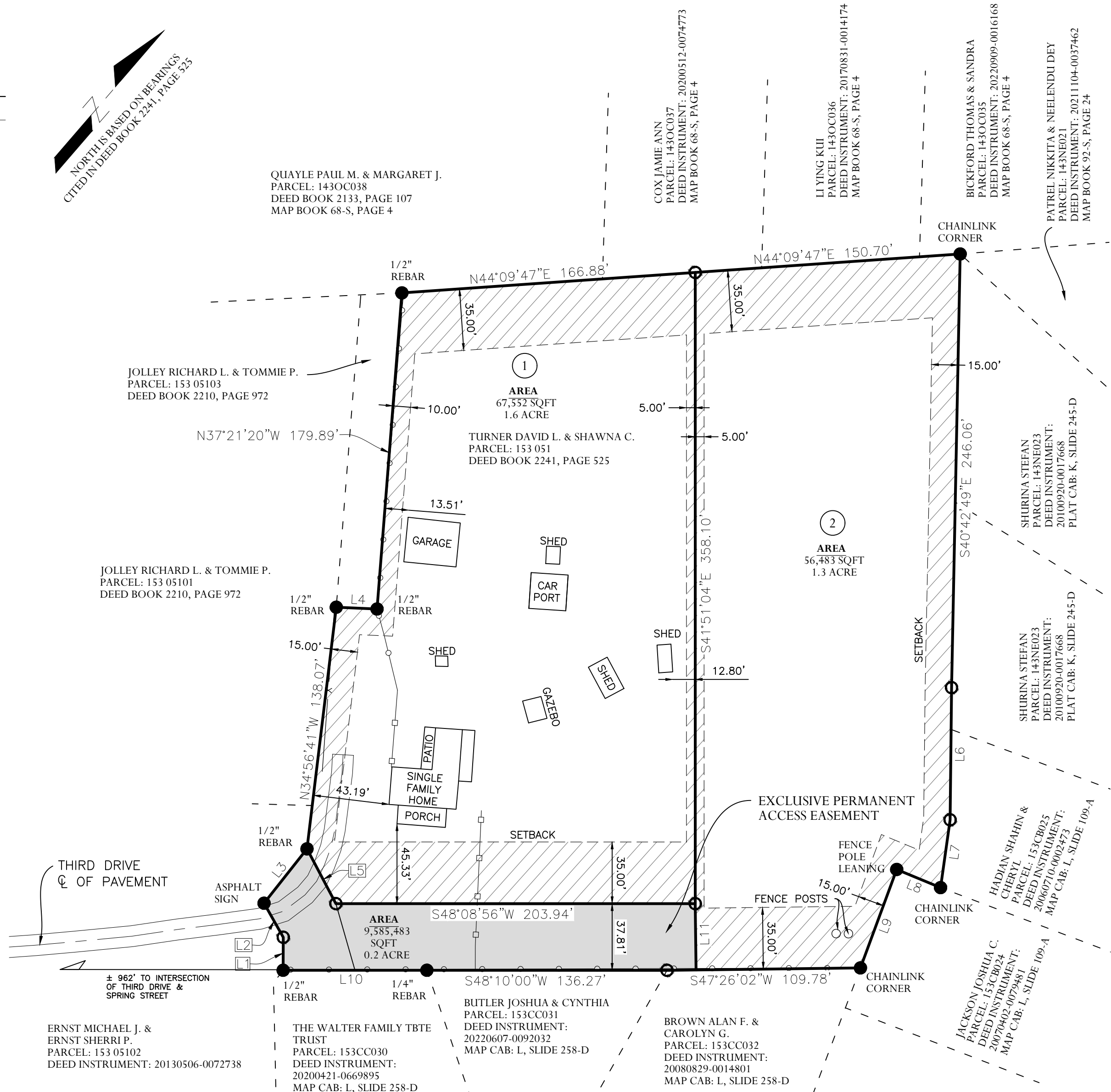
I hereby certify that I am a registered land surveyor licensed to practice surveying under the laws of the State of Tennessee. I further certify that this plat and accompanying drawings, documents, and statements conform, to the best of my knowledge, to all applicable provisions of the Knoxville/Knox County Subdivision Regulations except as has been itemized, described and justified in a report filed with the Planning Commission, or for variances and waivers which have been approved as identified on the final plat. The indicated permanent reference markers and monuments, benchmarks and property monuments were in place on the _____ day of _____, 20____.

Registered Land Surveyor _____
 Tennessee License No. _____
 Date: _____

Certificate of Survey Accuracy

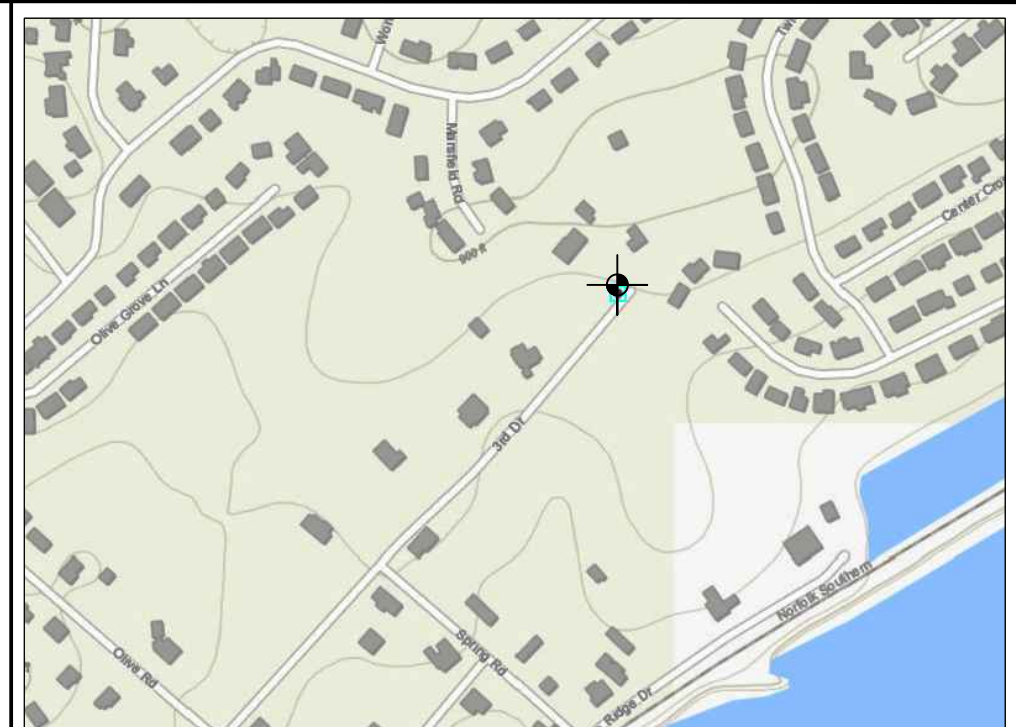
I hereby certify that to the best of my knowledge and belief this a true and accurate survey of the property shown hereon, that this is a Class I Boundary Land Survey as defined in Title 62, Chapter 18, Tennessee Code Annotated, and that the ratio of precision is greater than or equal to 1:10,000

Registered Land Surveyor _____
 Tennessee License No. 2807 Date: _____



| Line Table | | |
|------------|--------|-------------|
| Line # | Length | Direction |
| L1 | 18.68' | S41°36'01"E |
| L2 | 22.21' | S71°17'00"E |
| L3 | 39.33' | N03°31'35"W |
| L4 | 23.16' | N50°38'59"E |
| L5 | 35.15' | N69°37'47"W |
| L6 | 75.00' | S41°13'00"E |
| L7 | 38.85' | S33°50'56"E |
| L8 | 26.95' | S70°35'37"W |
| L9 | 59.51' | S21°38'07"E |
| L10 | 81.58' | N48°08'56"E |
| L11 | 37.60' | N42°33'58"W |

FILE # 12-A-23-DP



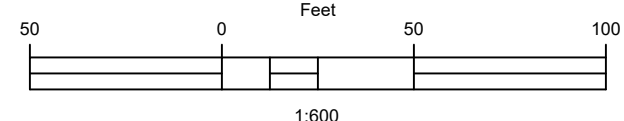
VICINITY MAP

THE FINAL PLAT OF THE
 RESUBDIVISION OF THE
 DAVID L. & SHAWNA C. TURNER
 PROPERTY

DEED BOOK 2241, PAGE 525
 PARCEL ID. 153 051
 SIXTH CIVIL DISTRICT
 KNOX COUNTY
 20 NOVEMBER 2023

- MONUMENTS (FOUND)
- MONUMENTS (SET)
- ⊙ UTILITY POLE
- ⊙ TREE
- BUILDING
- BOUNDARY LINE
- - - ADJOINING LOT LINES
- - - CENTER LINE ROAD
- - - CHAIN LINK FENCE
- - - WOODEN FENCE
- - - BARBED WIRE FENCE
- - - SETBACK

SCALE: 1"=50'



- Notes:
- Deed Book 2241, Page 525
 - Zoned PR/HZ Planned Residential/Historic
 - Setback per required zoning
 Peripheral Setback - 35'
 - Total Area: 133,619 SqFt / 3.1 Acres into 2 lots
 - Zone "X" per FEMA Map 47093C0357G, effective date: 8/05/2013
 - This survey was done in accordance to the State of Tennessee Minimum Standards of Practice.
 - All set pins consist of 1/2" rebar.

OWNER: David L. & Shawna C. Turner
 10701 Third Drive
 Knoxville, TN 37934
 (904)868-0916

LAND SURVEYOR: John Scott Stanley
 619 Glen Willow Drive
 Knoxville TN, 37934
 (865) 675-0175

PROJECT NUMBER: TDK20230419 REV: - BY: Carol Miller
 FILE NAME: Third Dr Plat Knox Co 2R.dwg DATE: Monday, November 20, 2023