

7-SG-19-F

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

William Z Hurst III Signature: _____ Date: _____
 William H Hurst Signature: _____ Date: _____

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: _____

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:

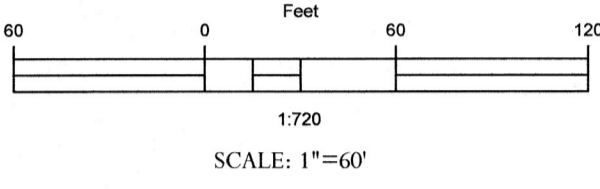
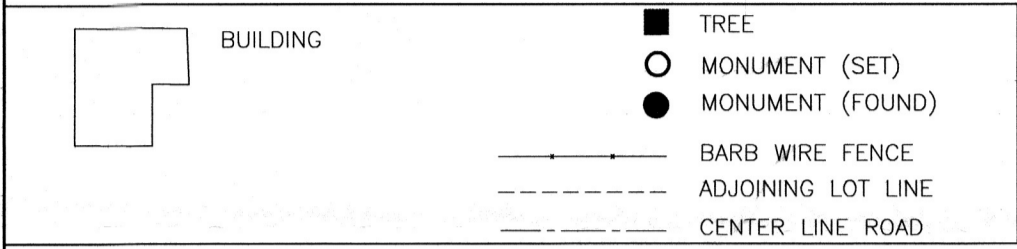
Zoning Shown on Official Map _____
 Date: _____
 By: _____

Owner Certification on Release of Easement

(I, We) the undersigned owner(s) of the property shown herein understand that easement rights for any existing facilities are not being released and it is our responsibility to verify with the above parties if there are any existing facilities along the lot lines being eliminated by this plat before digging or constructing any building or structure.

APPROVED BY MPC ON 10/12/2017 2-18 EFFECTIVE DATE OF 2/1/2018

William Z Hurst III Signature(s): _____
 Date: _____



Curve #	DIST	BEARING	RADIUS
C5	65.20	S11°15'54"E	9,078.7
C6	11.82	S17°06'18"W	12.5
C7	68.45	N01°48'35"E	49.8
C8	144.72	S09°38'35"W	323.8

JOINT PERMANENT EASEMENT (J.P.E.)
 DEER VALLEY FARMS
 HOMEOWNERS ASSOCIATION INC
 PARCEL: 0770710
 INSTR: 20160818-001202
 PLAT: 20050519-0093180
 • J.P.E. IS NOT A PUBLIC ROAD AND WILL NOT BE MAINTAINED BY KNOX COUNTY
 • J.P.E. WILL FUNCTION AS A UTILITY EASEMENT

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: _____

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 Metropolitan Planning Commission, or for variances 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: _____

Certification of Category and Accuracy of Survey

Survey accuracy shall meet the requirements of the current edition of the Rules of Tennessee State Board of Examiners for Land Surveyors - Standards of Practice.

I hereby certify that this is a Category I survey and the ratio of precision of the unadjusted survey is not less than 1:10,000 as shown hereon and that said survey was prepared in compliance with the current edition of the Rules of Tennessee State Board of Examiners for Land Surveyors - Standards of Practice.

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



FINAL PLAT OF RESUBDIVISION OF LOT 5 DEER VALLEY FARMS AND UN-PLATTED PROPERTY OF HURST

RESUBDIVISION OF PARCEL 077-069 & 077-07008
 SIXTH CIVIL DISTRICT OF KNOX COUNTY
 23 JUNE 2019

REVISED JUN 27 2019

City - Release of Easements

Except as noted or shown on this plat, the following parties hereby consent to the release of all rights that may have accrued for their use and benefit in the utility and drainage easements along the original lot lines eliminated by this plat.

The following parties do not release any rights that may have accrued for their use and benefit where there are existing facilities within the previously established easement, whether or not shown on this plat. Any relocation of existing facilities will be made at the property owner's expense. If the facilities are relocated, the easement rights will be released.

City of Knoxville Department of Engineering
 Signed: _____
 Date: _____

Water: (Utility Agency Name)
 Signed: _____
 Date: _____

Sewer: (Utility Agency Name)
 Signed: _____
 Date: _____

Electric: (Utility Agency Name)
 Signed: _____
 Date: _____

Gas: (Utility Agency Name)
 Signed: _____
 Date: _____

Telephone: (Utility Agency Name)
 Signed: _____
 Date: _____

Cable Television: (Utility Agency Name)
 Signed: _____
 Date: _____

CLOSURE COMPLETED
 DATE 7/12 By JReed

Certified 7/15/19

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