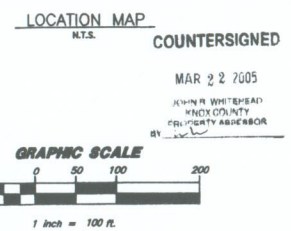
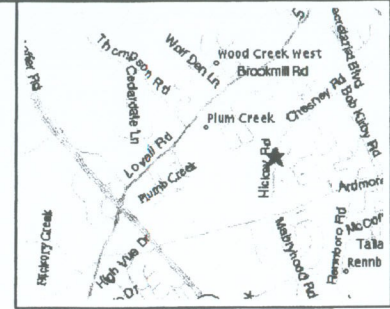


**CERTIFICATE OF OWNERSHIP AND GENERAL DEDICATION**  
 (I, WE) Edie D. Miller  
 THE UNDERSIGNED OWNER OF THE PROPERTY SHOWN HEREIN, HEREBY ADOP THIS AS MY PLAN OF SUBDIVISION AND DEDICATE THE STREETS AS SHOWN TO THE PUBLIC USE FOREVER AND HEREBY CERTIFY THAT I AM THE OWNER IN FEE SIMPLE OF THE PROPERTY, AND AS PROPERTY OWNER HAVE AN UNRESTRICTED RIGHT TO DEDICATE RIGHT OF WAY AND OR GRANT EASEMENT AS SHOWN ON THIS PLAN. I FURTHER CERTIFY THAT ALL RESTRICTIVE COVENANTS, IF ANY, WHICH APPLY TO THE LOTS ARE EITHER SHOWN ON THE PLAN OR ARE REFERRED TO THEREON, WITH COPIES OF THE REFERRED TO COVENANTS FILED WITH THE KNOX COUNTY REGISTER OF DEEDS.

**CERTIFICATION OF FINAL PLAT - CONSTRUCTION COMPLETE**  
 I HEREBY CERTIFY THAT I AM A SURVEYOR LICENSED TO DO SURVEYING UNDER THE LAWS OF THE STATE OF TENNESSEE. FURTHER CERTIFY THAT THIS PLAN AND ACCOMPANYING DRAWINGS, DOCUMENTS AND STATEMENTS CONFORM TO ALL APPLICABLE PROVISIONS OF THE KNOXVILLE-KNOX COUNTY SUBDIVISION REGULATIONS EXCEPT AS HAS BEEN REMOVED, DESCRIBED AND JUSTIFIED IN A REPORT FILED WITH THE METROPOLITAN PLANNING COMMISSION, OR FOR VARIANCES FOR WHICH APPLICATION HAS BEEN FILED. THE INDICATED MONUMENTS, WERE IN PLACE ON THE 30th DAY OF MAY, 2005.  
Edie D. Miller  
 SURVEYOR  
 TENNESSEE CERTIFICATE NO. 2033

THIS IS TO CERTIFY THAT ALL PROPERTY TAXES AND ASSESSMENTS DUE ON THIS PROPERTY HAVE BEEN PAID.  
 SIGNED: \_\_\_\_\_ DATE: \_\_\_\_\_  
 CITY TAX CLERK  
 SIGNED: Myke Lowe DATE: 3-17-05  
 KNOX COUNTY TRUSTEE

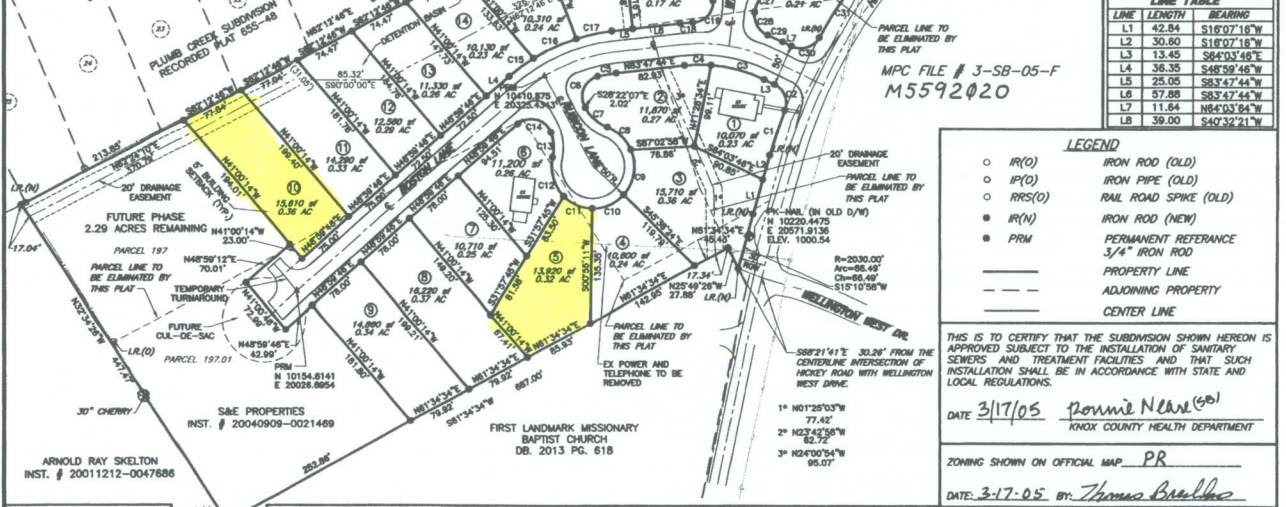


**COUNTY - RELEASE OF EASEMENTS**  
 EXCEPT AS NOTED OR SHOWN ON THIS PLAT, THE FOLLOWING PARTIES HEREBY CONSENT TO THE RELEASE OF ALL RIGHTS THAT MAY HAVE ACCRUED FOR THEIR USE AND BENEFIT IN THE UTILITY AND DRAINAGE EASEMENTS ALONG THE ORIGINAL LOT LINES ELIMINATED BY THIS MAY, ON THE CONDITION THAT NEW UTILITY AND DRAINAGE EASEMENTS ARE PROVIDED ALONG THE NEW PROPERTY LINES.

**KNOX COUNTY ENGINEERING DIVISION**  
 SIGNED: \_\_\_\_\_ DATE: 3/16/05  
 WATER: \_\_\_\_\_ DATE: 3-16-05  
 POWER: \_\_\_\_\_ DATE: 3-16-05  
 SEWER: \_\_\_\_\_ DATE: 3-16-05  
 GAS: \_\_\_\_\_ DATE: 3-16-05  
 TELEPHONE: \_\_\_\_\_ DATE: 3-16-05  
 CHECKED: \_\_\_\_\_ DATE: 3-22-05

KNOXVILLE UTILITIES BOARD DOES NOT RELEASE AND HEREBY RETAINS ALL EASEMENTS AND RIGHTS FOR EXISTING UTILITY FACILITIES, WHETHER OR NOT SHOWN ON THIS PLAT

CITY OF KNOXVILLE  
 DB. 1417 PG. 595



**LINE TABLE**

LINE	LENGTH	BEARING
L1	42.84	S16°07'16"W
L2	30.60	S16°07'16"W
L3	13.45	S84°03'46"E
L4	36.35	S48°59'46"W
L5	25.05	S83°47'44"W
L6	57.88	S83°47'44"W
L7	11.84	N84°03'54"W
L8	39.00	S40°32'21"W

- LEGEND**
- IR(O) IRON ROD (OLD)
  - IP(O) IRON PIPE (OLD)
  - RRS(O) RAIL ROAD SPIKE (OLD)
  - IR(N) IRON ROD (NEW)
  - PRM PERMANENT REFERENCE 3/4" IRON ROD
  - PROPERTY LINE
  - ADJOINING PROPERTY
  - CENTER LINE

THIS IS TO CERTIFY THAT THE SUBDIVISION SHOWN HEREON IS APPROVED SUBJECT TO THE INSTALLATION OF SANITARY SEWERS AND TREATMENT FACILITIES AND THAT SUCH INSTALLATION SHALL BE IN ACCORDANCE WITH STATE AND LOCAL REGULATIONS.

DATE: 3/17/05 BY: Pomme Neal  
 KNOX COUNTY HEALTH DEPARTMENT

ZONING SHOWN ON OFFICIAL MAP: PR

DATE: 3-17-05 BY: Thomas Brubaker



LENOIR CITY UTILITIES BOARD DOES NOT RELEASE ANY RIGHTS THAT MAY HAVE ACCRUED FOR THEIR USE AND ANY BENEFIT WHERE THERE ARE EXISTING FACILITIES.

BELLSOUTH TELECOMMUNICATIONS DOES NOT RELEASE ANY RIGHTS THAT MAY HAVE ACCRUED FOR THEIR USE AND BENEFIT WHERE THERE ARE EXISTING FACILITIES.

I HEREBY CERTIFY THAT THIS IS A CATEGORY 1 SURVEY AND THE RATIO OF THE PRECISION OF THE UNADJUSTED SURVEY IS 1:10,000 AS SHOWN HEREON.  
Edie D. Miller  
 EDIE D. MILLER, R.L.S.  
 Tenn. Reg. No. 2033  
 Dated: 3-16-05

OWNER:  
 S&E PROPERTIES  
 ADDRESS:  
 405 MONTBROOK ROAD  
 KNOXVILLE, TN 37922  
 PHONE:  
 865-567-5111

**CURVE TABLE**

CURVE	RADIUS	LENGTH	TANGENT	BEARING	CHORD
C1	680.00	55.95	22.87	S18°28'42"W	55.83
C2	25.00	37.04	22.87	S21°36'50"W	33.79
C3	175.00	96.35	33.58	S72°55'28"W	85.89
C4	175.00	31.82	15.95	N80°06'17"E	31.78
C5	175.00	22.55	11.28	N80°06'17"E	22.53
C6	25.00	45.72	32.45	N24°01'21"E	39.81
C7	50.00	38.14	18.96	N49°04'24"E	35.38
C8	50.00	39.94	21.10	N48°53'37"E	38.80
C9	50.00	57.71	32.55	N08°03'18"E	54.56
C10	50.00	42.80	22.89	N86°31'41"E	41.32
C11	50.00	38.52	20.27	S88°59'39"E	37.57
C12	50.00	50.58	27.89	S19°56'27"E	48.45
C13	50.00	29.78	15.34	S04°01'09"E	29.34
C14	25.00	47.95	35.85	S76°02'29"E	40.94
C15	225.00	36.31	18.18	S83°37'09"E	35.27
C16	225.00	58.37	28.33	S83°37'09"E	54.22
C17	225.00	43.98	22.08	S78°11'44"W	43.91
C18	225.00	15.28	7.64	S85°44'21"W	15.26
C19	25.00	46.01	35.82	S41°45'28"W	35.82
C20	50.00	28.40	15.92	S19°17'17"E	28.10
C21	50.00	31.84	16.37	S18°17'20"E	31.11
C22	50.00	36.64	18.18	S22°49'43"W	35.82
C23	50.00	46.89	25.33	S70°41'07"E	45.19
C24	50.00	35.88	18.96	N82°00'14"E	34.83
C25	50.00	28.19	14.48	N82°45'25"W	27.82
C26	50.00	50.32	27.52	N19°34'30"E	48.22
C27	50.00	34.50	17.97	N28°38'08"E	33.82
C28	25.00	34.22	25.42	N82°00'14"E	31.46
C29	225.00	19.82	9.92	N86°35'13"W	19.82
C30	25.00	37.95	23.71	S72°27'14"W	34.41
C31	680.00	98.12	46.15	S43°06'18"W	98.04
C32	680.00	39.18	19.59	S38°43'19"W	39.17

**NOTES**

- IRON PINS AT ALL CORNERS
- CLT MAP NO. 104, PARCEL 197 & 197.01, DISTRICT NO. WE, DB. 2178 PG. 357 & DB. 2078 PG. 392
- TOTAL LOTS = 26
- TOTAL AREA = 8.82 AC. (UNIT 1)
- THIS PROPERTY IS ZONED PR-1-3 DU/AC
- VERIFY EASEMENTS WITH UTILITY COMPANIES PRIOR TO CONSTRUCTION. THERE MAY BE ADDITIONAL EASEMENTS FOR UNDERGROUND UTILITIES.
- THERE IS A 10' DRAINAGE AND UTILITY EASEMENT INSIDE ALL EXTERIOR BOUNDARY LINES AND ALONG ROAD RIGHT-OF-WAYS, 5' EACH SIDE ALL INTERIOR LOT LINES.
- THE OWNER(S) ARE RESPONSIBLE FOR MAINTAINING STORM WATER FACILITIES ON THIS PROPERTY.
- VARIANCES APPROVED AT JULY 8, 2004 MPC MEETING
1. MAXIMUM GRADE AT INTERSECTION OF BOSTON LANE WITH HOKEY ROAD FROM 18 TO 38
2. VERTICAL CURVE VARIANCE AT STA. 0+87.34 OF BOSTON LANE FROM 150' TO 100'
3. VERTICAL CURVE VARIANCE AT STA. 2+89.83 OF BOSTON LANE FROM 500' TO 320'
4. VERTICAL CURVE VARIANCE AT STA. 0+18.00 OF WYOMING LANE FROM 105' TO 50'
5. MAXIMUM GRADE AT INTERSECTION OF WYOMING LANE WITH BOSTON LANE FROM 18 TO 38
- VARIANCE APPROVED AT FEBRUARY 23, 2005 BEA MEETING
1. REDUCE PERIPHERAL SETBACK FROM 35' TO 20' ALONG HOKEY ROAD FRONTAGE AND FOR 905.17' ALONG CITY OF KNOXVILLE PROPERTY (NORTHERN PROPERTY LINE)
- ALL LOTS WILL HAVE ACCESS TO THE INTERIOR STREET SYSTEM ONLY WITH THE EXCEPTION OF LOTS 23-26.
- THIS IS TO CERTIFY THAT THERE IS 300' OF SIGHT DISTANCE IN BOTH DIRECTIONS WHERE BOSTON LANE AND HOKEY ROAD INTERSECT AND AT THE PROPOSED DRIVEWAYS FOR LOTS 23-26.
- FRONT SETBACK 20'; SIDE SETBACK 5'; REAR SETBACK 5'; UNLESS CONTROLLED BY PERIPHERAL SETBACKS (SEE NOTE 9).

**RELEASE OF EASEMENTS**  
 THIS IS TO CERTIFY THAT THERE ARE NO RECORDED DRAINAGE EASEMENTS OR UTILITY EASEMENTS ON LOT LINES (S) BEING ELIMINATED ON THIS SUBDIVISION PLAT.  
 DATE: 3-16-05  
 BY: Edie D. Miller

**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 STIPULATIONS NOTED ON THIS PLAT AND IN THE MINUTES OF THE KNOXVILLE-KNOX COUNTY METROPOLITAN PLANNING COMMISSION, THE 11th DAY OF JUNE, 2005, AND THAT THE RECORD PLAT IS HEREBY APPROVED FOR RECORDING IN THE OFFICE OF THE KNOX COUNTY REGISTER OF DEEDS.  
Edie D. Miller  
 DATE: 3-22-05

SUBDIVISION NAME AND STREET NAMES CONTAINED HEREIN REVIEWED AND APPROVED.  
 DATE: 3-17-05  
 BY: Edna Hill

**GUARANTEE OF COMPLETION OF DRAINAGE SYSTEMS**  
 THE UNDERSIGNED, HEREBY CERTIFY BOND OR OTHER SECURITY HAS BEEN POSTED WITH THE APPROPRIATE AGENCY TO COMPLETION AND STABILIZATION OF ALL DRAINAGE SYSTEMS AS SHOWN ON DRAINAGE PLANS WHICH WERE APPROVED THE 11th DAY OF JUNE, 2005, AND THAT THE RECORD PLAT IS HEREBY APPROVED FOR RECORDING IN THE OFFICE OF THE KNOX COUNTY REGISTER OF DEEDS.  
 SIGNED: Bruce Whithell  
 DATED: 3/16/05 DEPARTMENT: Engineering & Public Works  
 TITLE: Director

**GUARANTEE OF COMPLETION OF STREETS AND RELATED IMPROVEMENTS**  
 I, THE UNDERSIGNED, HEREBY CERTIFY BOND OR OTHER SECURITY HAS BEEN POSTED WITH THE APPROPRIATE AGENCY TO INSURE COMPLETION OF ALL STREETS AND RELATED IMPROVEMENTS INCLUDING PERMANENT REFERENCE MONUMENTS, BENCHMARKS AND IRON PINS IN THIS SUBDIVISION IN ACCORDANCE WITH REQUIRED STANDARDS AND SPECIFICATIONS WITH A PERIOD NOT TO EXCEED ONE YEAR FROM DATE OF APPROVAL OF THE FINAL PLAT.  
 SIGNED: Bruce Whithell  
 DATED: 3/16/05 DEPARTMENT: Engineering & Public Works  
 TITLE: Director

FINAL PLAT FOR:  
CHESTERFIELD SUBDIVISION UNIT 1  
 ADDRESS: 1333 HICKEY ROAD  
 KNOXVILLE, TN 37932  
 DATE OF SURVEY: 6/03/04 ISSUED: 2-7-05  
 LDS PROJECT NO. 20435 REVISED: 3-16-05

**LAND DEVELOPMENT SOLUTIONS**  
 310 SIMMONS RD., SUITE K - KNOXVILLE, TENNESSEE 37922 - PH: 865-671-2281  
 FAX: 865-671-2283