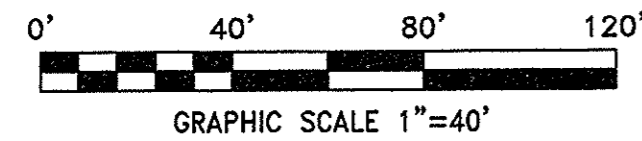
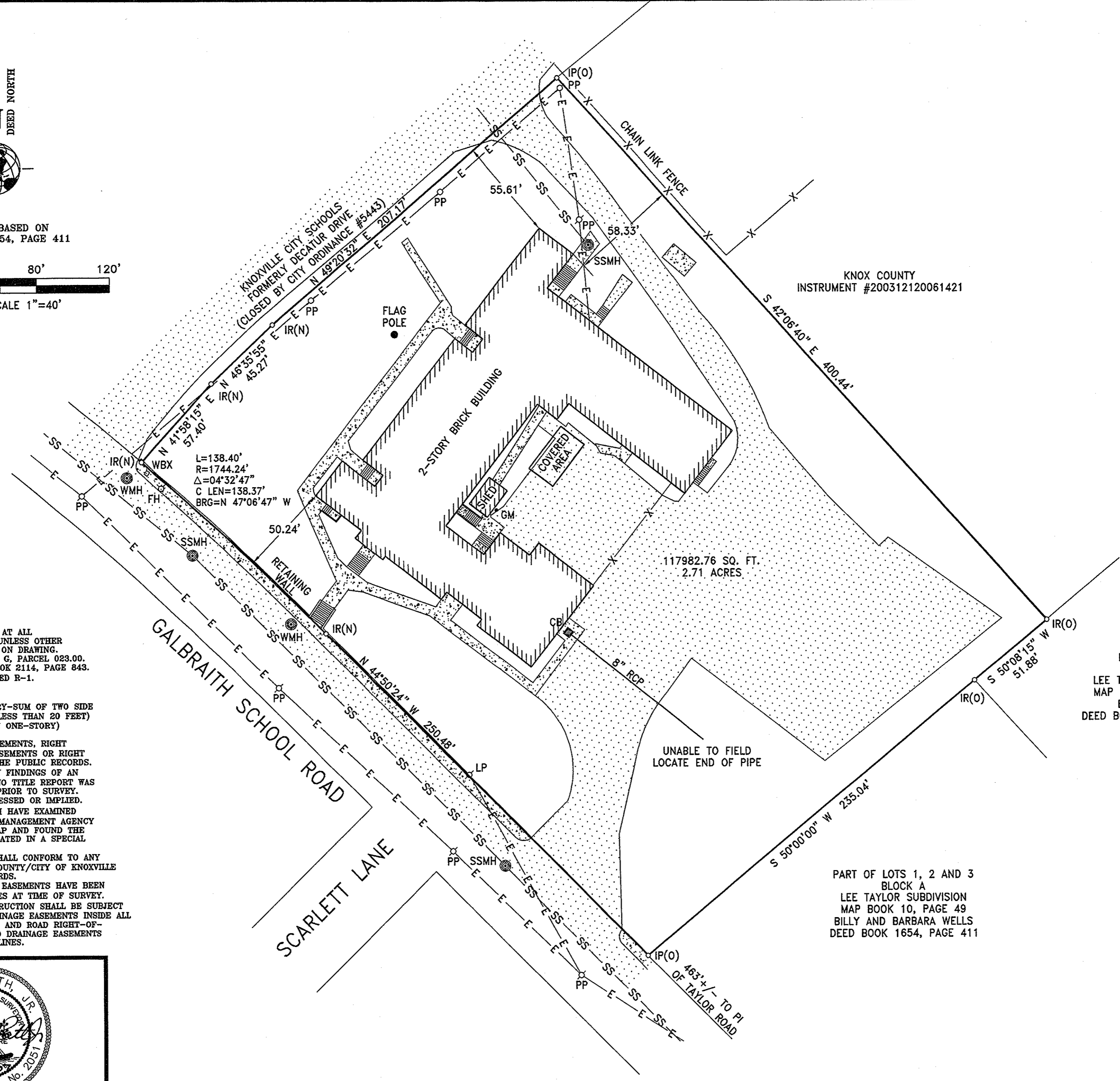




BEARINGS BASED ON
DEED BOOK 1654, PAGE 411



LEGEND	
	ASPHALT
	CONCRETE
IR(O)	IRON ROD OLD
IR(N)	IRON ROD NEW
IP(O)	IRON PIPE OLD
PP	POWER POLE
LP	LIGHT POLE
RCP	REINFORCED CONCRETE PIPE
SSMH	SANITARY SEWER MANHOLE
WMH	WATER MANHOLE
CB	CATCH BASIN
WBX	WATER BOX
FH	FIRE HYDRANT
LINE LEGEND	
	PROPERTY LINE
	SANITARY SEWER LINE
	ELECTRIC LINE



KNOX COUNTY
INSTRUMENT #200312120061421

117982.76 SQ. FT.
2.71 ACRES

LOTS 4 AND 5
BLOCK A
LEE TAYLOR SUBDIVISION
MAP BOOK 10, PAGE 49
EDWARD BAKER
DEED BOOK 2067, PAGE 343

PART OF LOTS 1, 2 AND 3
BLOCK A
LEE TAYLOR SUBDIVISION
MAP BOOK 10, PAGE 49
BILLY AND BARBARA WELLS
DEED BOOK 1654, PAGE 411

- NOTES:
- IRON RODS WITH CAPS SET AT ALL CORNERS NOT RECOVERED UNLESS OTHER MONUMENTATION IS NOTED ON DRAWING.
 - CLT TAX MAP 109K, GROUP G, PARCEL 023.00.
 - DEED REFERENCE: DEED BOOK 2114, PAGE 843.
 - SUBJECT PROPERTY IS ZONED R-1.
 - BUILDING SETBACK LINES:
FRONT: 25 FEET
SIDE: 8 FEET (SINGLE STORY-SUM OF TWO SIDE YARDS NOT LESS THAN 20 FEET)
REAR: 25 FEET
 - PROPERTY SUBJECT TO EASEMENTS, RIGHT OF WAYS OR CLAIMS OF EASEMENTS OR RIGHT OF WAYS NOT SHOWN BY THE PUBLIC RECORDS.
 - PROPERTY SUBJECT TO ANY FINDINGS OF AN ACCURATE TITLE SEARCH. NO TITLE REPORT WAS FURNISHED TO SURVEYOR PRIOR TO SURVEY.
 - NO TITLE OPINION IS EXPRESSED OR IMPLIED.
 - THIS IS TO CERTIFY THAT I HAVE EXAMINED THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP AND FOUND THE DESCRIBED NOT TO BE LOCATED IN A SPECIAL FLOOD HAZARD AREA.
 - ANY NEW CONSTRUCTION SHALL CONFORM TO ANY AND ALL CURRENT KNOX COUNTY/CITY OF KNOXVILLE ZONING STANDARDS.
 - NO UTILITY AND DRAINAGE EASEMENTS HAVE BEEN DEDICATED ALONG LOT LINES AT TIME OF SURVEY. HOWEVER, ANY NEW CONSTRUCTION SHALL BE SUBJECT TO A 40' UTILITY AND DRAINAGE EASEMENTS INSIDE ALL EXTERIOR BOUNDARY LINES AND ROAD RIGHT-OF-WAY LINES, 5' UTILITY AND DRAINAGE EASEMENTS INSIDE ALL INTERIOR LOT LINES.

Surveyors Certification:
I hereby certify that this is a Category 1 Survey and the ratio of precision of the unadjusted survey exceeds 1:10,000 as shown hereon. This survey has been prepared in accordance with the standards of practice of land surveys in the State of Tennessee.

Gary L. Roth, Jr.
Gary L. Roth, Jr. TN. RLS#2051

THIS SURVEY IS SUBMITTED FOR THE SOLE AND EXCLUSIVE USE AND BENEFIT OF THE PERSON OR INSTITUTION NAMED ON THIS SURVEY. NO OTHER OR FURTHER USE MAY BE MADE OF THIS SURVEY WITHOUT THE PRIOR WRITTEN CONSENT OF GARY L. ROTH, JR. TN. R.L.S. NO. 2051.

THE UTILITY INFORMATION SHOWN ON THIS PLAT, PREPARED BY ROTH LAND SURVEYING, WAS OBTAINED FROM EXISTING RECORDS AND/OR BY FIELD LOCATION. IT IS THE OWNER'S AND/OR CONTRACTOR'S RESPONSIBILITY TO VERIFY THE EXACT LOCATION, DEPTH AND SIZE OF ALL UTILITIES AND TO CONTACT THE APPROPRIATE UTILITY COMPANIES PRIOR TO DIGGING OR EXCAVATION.

PROJECT NO.	07-195
FILENAME:	07-195.DWG
SHEET NO.	1 OF 1
DRAWN BY:	GLR
DATE OF FIELD SURVEY:	09/13/07
SCALE:	1" = 40'
DATE:	09/14/07

SURVEY FOR:	
KNOX COUNTY	
CITY BLOCK #28400 4333 GALBRAITH SCHOOL ROAD	
NINTH CIVIL DISTRICT OF KNOX COUNTY, TENNESSEE WITHIN THE 28TH WARD OF THE CITY OF KNOXVILLE	
CLIENT:	KNOX COUNTY PROPERTY MANAGEMENT 1005 STEWART STREET KNOXVILLE, TN. 37917
OWNER:	KNOX COUNTY PROPERTY MANAGEMENT 1005 STEWART STREET KNOXVILLE, TN. 37917

ROTH LAND SURVEYING
Gary L. Roth, Jr, RLS
6718 Kern Road
Knoxville, TN. 37918
PH: (865) 689-8186
FAX: (865) 687-3231