

CERTIFICATION OF EXISTING UTILITIES AND RECORDS
DATE _____
APPROVED: _____

CERTIFICATION OF AN ACTUAL GROUND SURVEY
DATE _____
APPROVED: _____

DATE _____
APPROVED: _____

DATE _____
APPROVED: _____

DATE _____
APPROVED: _____

DATE _____
APPROVED: _____

DATE _____
APPROVED: _____

DATE _____
APPROVED: _____

DATE _____
APPROVED: _____

AREA RESERVED FOR SOILS RESTRICTIONS

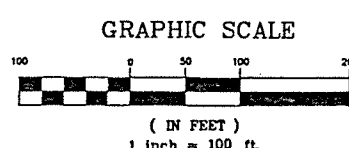
CERTIFICATION OF EXISTING PLATS AND RECORDS OF APPROVED FOR RECORD
DATE _____
APPROVED: _____

DATE _____
APPROVED: _____

DATE _____
APPROVED: _____

GFS CERTIFICATION:

I, ALLEN MAPLES, JR., HEREBY CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GFS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:
A: POSITIONAL ACCURACY - 0.05 FEET
B: TYPE OF GFS FIELD PROCEDURE - REAL TIME KINEMATIC
C: DATES OF SURVEY - 07/15/2024
D: DATUM/EPOCH - NAD83 (2011) / EPOCH: 2010.0000
E: PUBLISHED/FIXED-CONTROL USE - ASSUMED (AS SHOWN ON PLAT)
F: GEOD MODEL - GEOD 2018
G: COMBINED GRID FACTOR(S) - 0.99999716
H: CONVERGENCE ANGLE - 01'6.54"



LEGEND

(N)	(NEW)
(O)	(OLD)
CL	CENTERLINE
CP	POWER POLE
FL	FENCELINE
FC	FENCE CORNER
FL	FENCE LINE
WP	WOOD POST
SP	STEEL POST

FINAL PLAT FOR
JANICE ROTH ESTATE SUBDIVISION
PRESENTED TO
WHITE COUNTY PLANNING COMMISSION

OWNER: KAYDEE JOHNSTON	SURVEYOR: ALLEN MAPLES LAND SURVEYING
ADDRESS: 2246 CLARENCE GILLEN ROAD SPARTA, TN 38593	ADDRESS: 58 MAYBERRY STREET SPARTA, TN 38588
TELEPHONE: (931) 261-0757	TELEPHONE: (931) 837-5446
P/O RB: 102 PG: 746	TAX MAP: 80 P/O PARCELS
DATE: 07/31/2024	3RD C.D. - WHITE COUNTY, TN
SCALE: 1"=100'	ACREAGE SUBDIVIDED: 5.151 AC ±
DRAWING #24-256-C	NUMBER OF LOTS: 3

- RECORD AND IS SUBJECT TO ANY INFORMATION WHICH A TITLE SEARCH WOULD REVEAL.
- THIS SURVEY IS SUBJECT TO ANY EASEMENTS, RIGHTS OF WAYS, AND/OR LEASES WHICH COULD AFFECT THE PROPERTY.
 - THIS PROPERTY IS NOT IN A FLOOD ZONE, TO THE BEST OF MY KNOWLEDGE, ACCORDING TO FIRM MAP #47155C0150D, EFFECTIVE SEPTEMBER 28, 2007.
 - INFORMATION FROM UTILITY COMPANIES WILL BE COMBINED WITH OBSERVED EVIDENCE OF UTILITIES TO DEVELOP A VIEW OF THOSE UNDERGROUND UTILITIES. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DETERMINED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED TO CONTACT THE UTILITY COMPANY OR DIA. S11.
 - IF THE STRUCTURE IS EVER DESTROYED, IF REPLACED IT MUST BE WITHIN THE BUILDING SETBACKS.
 - MINIMUM BUILDING SETBACKS ARE AS FOLLOWS:
FRONT: 40'
SIDE: 25'