

Division of the Fred Blankenship II and Kelly Blankenship Property
 Instrument No. 199111120034872
 Instrument No. 199309130044953
 Instrument No. 199309130044954
 Contains a Total of 5.092 Acres
 Tax ID 129 04702
 Dividing 1 Lot Into 3
 See Plat 198906220041935

Lots 1 and 3 were not physically resurveyed by Comparani during the course of this survey. Mathematics for those two lots were taken from a survey performed by Wayne Smith (TN RLS 108) and dated 06/01/1989. The plat of that survey is recorded as plat number 198906220041935

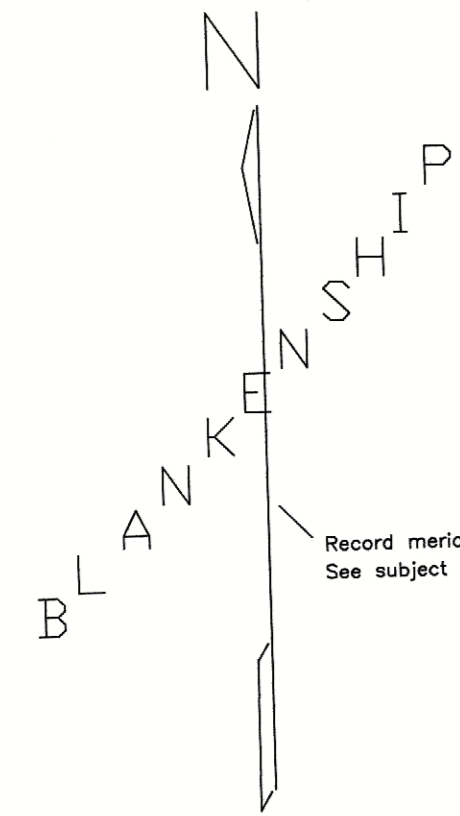
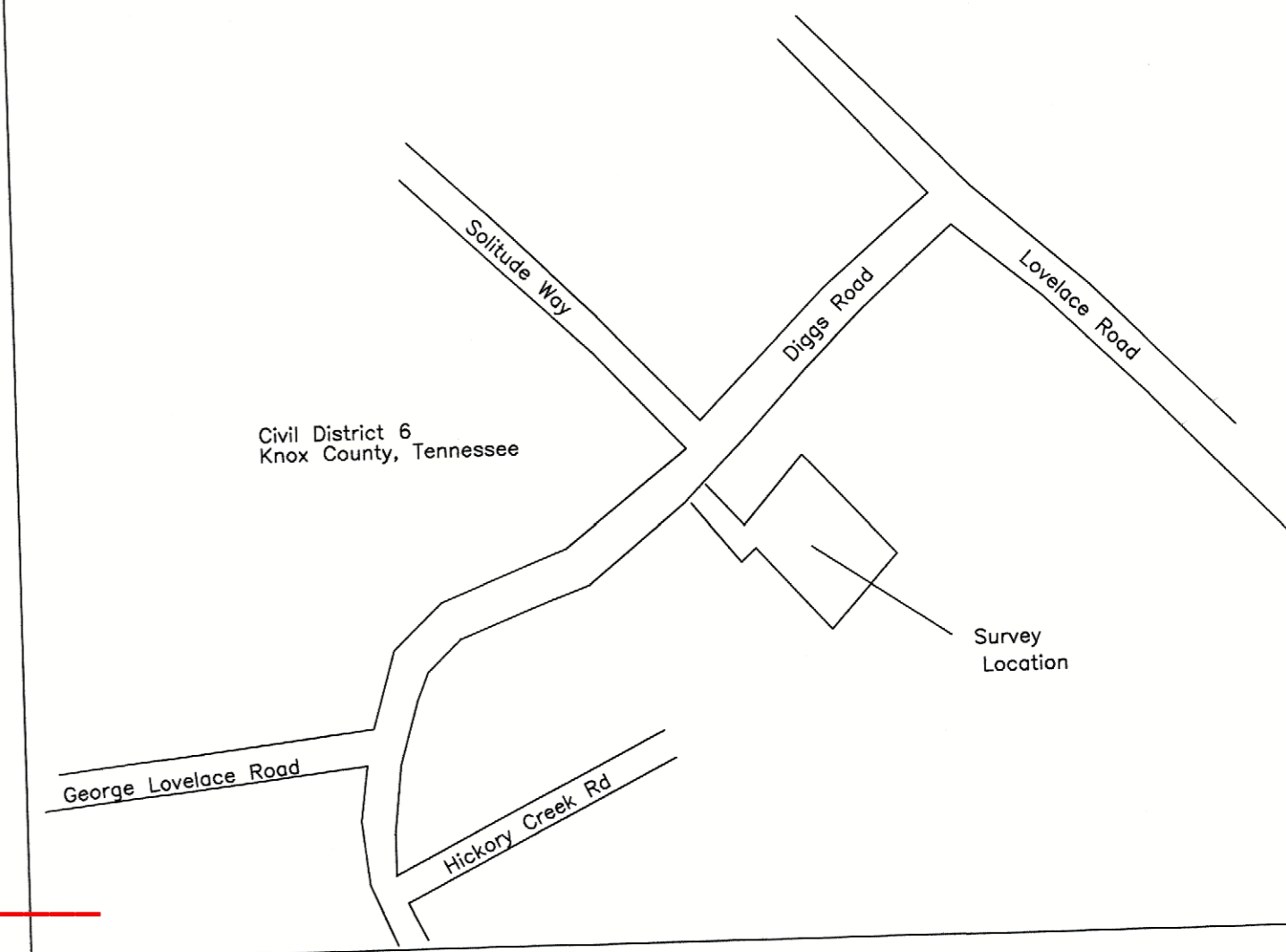


File No.: 10-SA-22-F

Date submitted: 8/10/2022

These plans have not been reviewed by Planning Staff and may not be finalized.

Vicinity Map - Not To Scale



- Legend**
- Iron pin (set) = 1/2" x 18" rebar, set during this survey, with a yellow, plastic ID cap on it that reads KY RLS 2989 and TN RLS 1626
 - IPF = Iron pin (found)
 - R/W = Right-of-way
 - Existing fence

- NOTES:**
- The property shown hereon is not located within a special flood hazard area
 - Setbacks per required zoning
 - A drainage and utility easement ten (10 feet) in width shall be provided inside all exterior lot lines adjoining streets and private rights-of-way (including joint permanent easements). Easements of five (5) feet in width shall be provided along both sides of all interior lot lines and on the inside of all other exterior lot lines.

Unless stated otherwise hereon, this survey was prepared without the benefit of abstract of title. No liability is assumed by the surveyor signing hereon for any loss relating to any matter that might be discovered by an abstract or title search of the property. Unless stated otherwise hereon, no evidence of any type of easements, including prescriptive easements or any structures thereon were located during the survey of the premises. If easement information is needed, an abstract of title and a detailed inspection of the premises is required to be performed at an additional fee. No liability is assumed by the surveyor signing hereon for any loss that may be associated with the existence of any type of easements. No investigation was made during the performance of the survey to discover the existence of any structures which may indicate the location of buried utilities on the premises. Buried utilities may or may not exist. Interested parties should investigate the existence of utilities, if any, and verify. The premises shown and described hereon are subject to any existing easements, rights-of-way, restrictions, and setback lines whether or not they may be shown on the plat hereon or whether or not recorded in the public records.

On the basis of my knowledge, information, and belief, I certify to Clayton Homes that, as a result of a survey, made to the normal standards of care of professional surveyors practicing in Tennessee, I find the information shown hereon is correct. The survey was performed under my direct supervision using the random traverse method of surveying. Bearings and distances shown have not been adjusted for closure. The linear and angular errors of closure meet or exceed minimum state requirements. This plat is prepared for the exclusive use of the person, persons, or entity named in this certification. This certification does not extend to any unnamed person, persons, or entity, without an express recertification by the surveyor signing hereon naming said person, persons, or entity. I hereby further certify that this is a Category I survey and that the unadjusted ratio of precision is 1 part in 13,325 feet

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

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

 Signed Date _____

Knox County Department of Engineering and Public Works
 The Knox County Department of Engineering and Public Works hereby approve this plat on this the _____ day of _____, 2022.

 Engineering Director

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

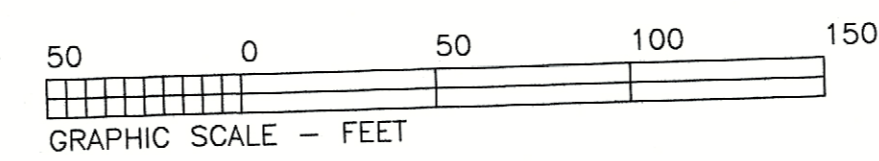
 Knox County Trustee Date _____

Planning Staff Certification of Approval for Recording - Final Plat
 This is to certify that the subdivision 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 13-4-403 of the 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 _____



10-SA-22-F
 8/10/2022



Certificate of Ownership and General Dedication
 We, Fred Blankenship II and Kelly Blankenship, the undersigned owners of the property shown herein, hereby adopt this as our plan of subdivision and dedicate the streets as shown to the public use forever and hereby certify that we are the owners in fee simple of the property, and as property owners have an unrestricted right to dedicate right-of-way and/or grant easement as shown on the plat.
 _____ Owners Signature _____ Owners Printed Name _____ Date _____
 _____ Owners Signature _____ Owners Printed Name _____ 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 23rd day of April, 2022.
 _____ Registered Land Surveyor _____ 1626 _____ 04/24/22
 Tn. Reg. No. Date

Certification of the Accuracy of Survey
 I hereby certify that this survey was prepared in compliance with the current edition of the rules of the Tennessee State Board of Examiners for Land Surveyors - Standards of Practice.
 _____ Registered Land Surveyor _____ 1626 _____ 04/24/22
 Tn. Reg. No. Date

Certification of Approval of Subsurface Sewage Disposal Systems
 This is to certify that this subdivision is generally suitable for subsurface sewage disposal systems, and this is to notify that all lots are subject to Sections 68-13-401 thru 68-13-413 of the Tennessee Code, Annotated, and the regulations promulgated thereto.
 _____ Date _____
 Knox County Health Department Representative

Certification of Approval of Public Water System - Minor Subdivisions
 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 lots and to pay for the installation of the required connections.
 _____ Date _____
 Utility Provider Authorized Signature for Utility

Client information:
 Clayton Homes
 4806 Clinton Highway
 Knoxville, Tennessee 37912
 Contact person: Zach Roberts

Owner information:
 Fred Blankenship II and Kelly Blankenship
 2424 Diggs Road
 Knoxville, Tennessee 37932

Comparani & Associates
 Since 1994

Comparani & Associates Surveying
 Mark A. Comparani, Tn. R.L.S. No. 1626
 P.O. Box 577
 Williamsburg, Kentucky 40769
 Phone: 606-499-2089 Fax: 606-261-2141
 E-mail: petemark@netzero.net

Division of the Fred Blankenship II and Kelly Blankenship property recorded in Instrument 199111120034872, 199309130044953, and 199309130044954
 Located on the southeast side of Diggs Road, approximately 938 feet south of the intersection of Diggs Road and the centerline of Lovelace Road, Civil District 6, Knox County, Tennessee
 Acreages are shown hereon
 Scale 1 inch = 50 feet
 Surveyed by Mark A. Comparani, Tn. R.L.S. No. 1626
 Surveyed on 04/23/2022
 Drawn by Mark A. Comparani, Tn. R.L.S. No. 1626
 Drawn on 04/23-24/2022
 Survey was requested by Zach Roberts of Clayton Homes, in Knoxville, Tennessee
 Job number 22-180-102-107
 File name JOEBLA.*