

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISHED THE MINIMUM BUILDING RESTRICTIONS LINES, AND DEDICATED ALL STREET, ALLEYS, WALKS, PARKS, AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

DATE \_\_\_\_\_ OWNER \_\_\_\_\_  
 DATE \_\_\_\_\_ OWNER \_\_\_\_\_

CERTIFICATE OF ACCURACY

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE WHITE COUNTY REGIONAL PLANNING COMMISSION AND THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON TO THE SPECIFICATIONS OF THE WHITE COUNTY SUBDIVISION REGULATIONS.

DATE \_\_\_\_\_ REGISTERED ENGINEER OR SURVEYOR  
 RLS #2171

CERTIFICATION OF EXISTING WATER LINES AND/OR UTILITIES

I HEREBY CERTIFY THAT THE WATER LINES AND/OR OTHER UTILITIES SHOWN HEREON ARE IN PLACE.

DATE \_\_\_\_\_ SPARTA SEWER DEPT. SUPERVISOR

CERTIFICATION OF EXISTING STREET(S)

I HEREBY CERTIFY THAT THE STREET(S) SHOWN ON THIS PLAT HAS (HAVE) THE STATUS OF AN ACCEPTED PUBLIC STREET(S) REGARDLESS OF CURRENT CONDITION.

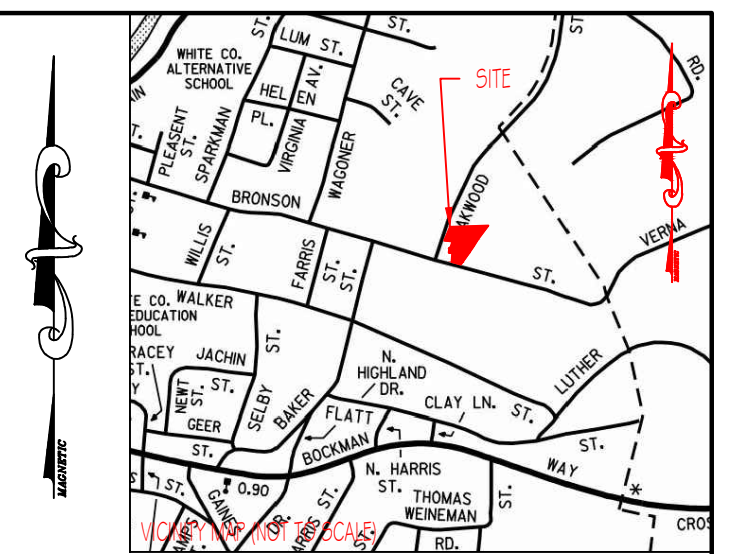
DATE \_\_\_\_\_ SPARTA STREET DEPARTMENT  
 SUPERVISOR

CERTIFICATE OF APPROVAL FOR RECORDING

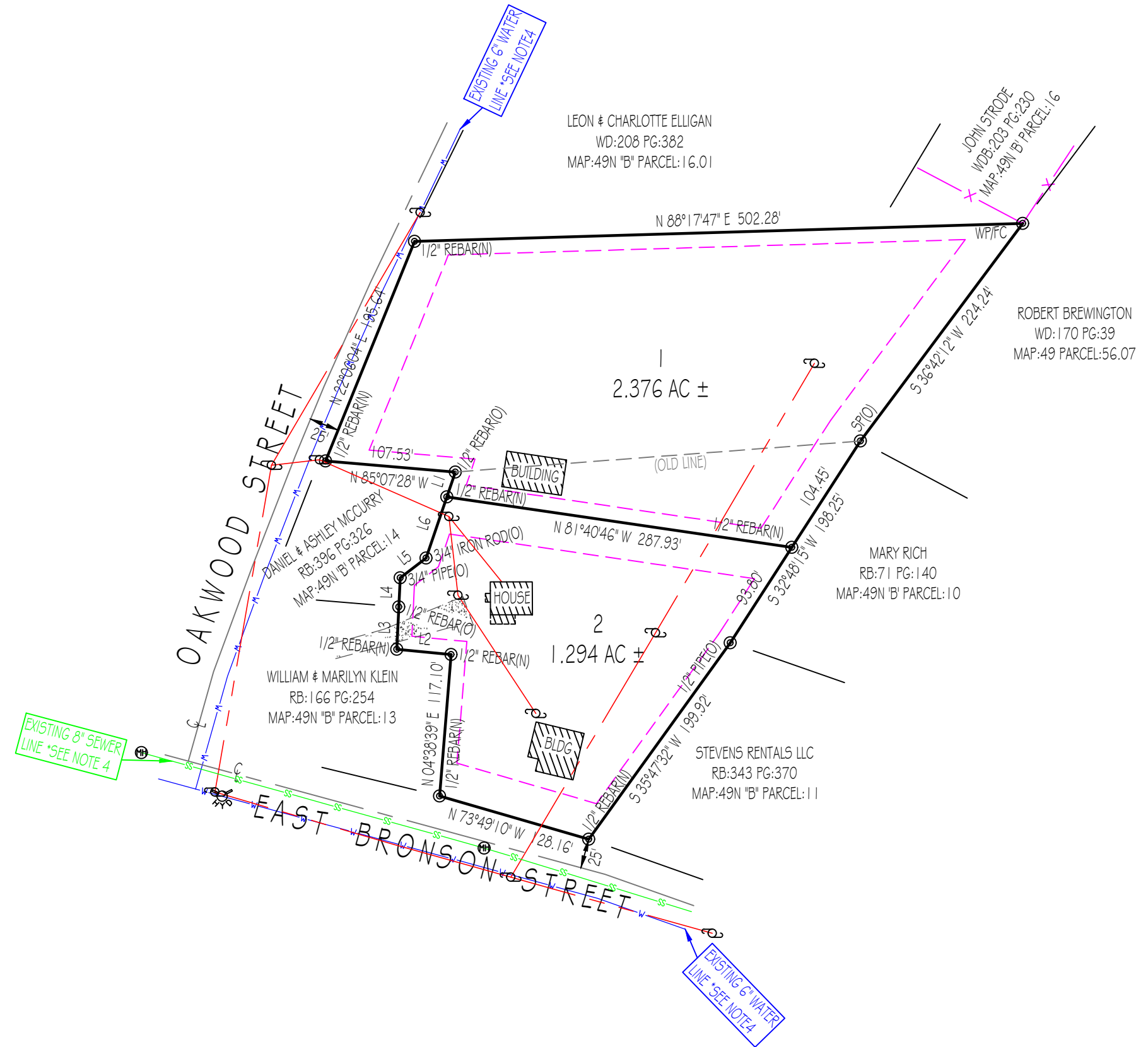
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE SPARTA PLANNING COMMISSION WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, AS ARE NOTED IN THE OFFICIAL MINUTES OF THE SPARTA PLANNING COMMISSION, AND THAT SAID PLAT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE REGISTER OF WHITE COUNTY, TENNESSEE.

DATE \_\_\_\_\_ SECRETARY  
 SPARTA MUNICIPAL PLANNING COMMISSION

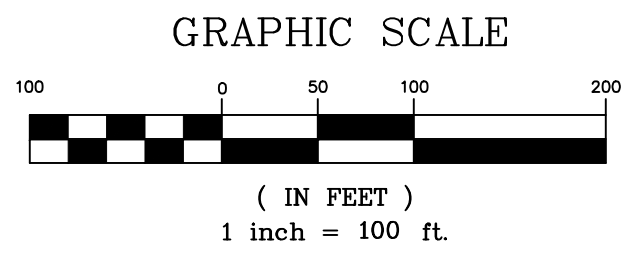
LINE	BEARING	DISTANCE
L1	N 18°44'35" E	21.72'
L2	N 84°27'56" W	45.06'
L3	N 02°36'46" E	35.04'
L4	N 02°47'23" E	24.04'
L5	N 52°29'35" E	26.98'
L6	N 18°44'35" E	53.28'



- NOTES:
1. THIS SURVEY WAS CONDUCTED FROM THE CURRENT DEED OF RECORD AND IS SUBJECT TO ANY INFORMATION WHICH A TITLE SEARCH WOULD REVEAL.
  2. THIS SURVEY IS SUBJECT TO ANY EASEMENTS, RIGHTS OF WAYS, AND/OR LEASES WHICH COULD AFFECT THE PROPERTY.
  3. THIS PROPERTY IS NOT IN A FLOOD ZONE, TO THE BEST OF MY KNOWLEDGE, ACCORDING TO FIRM MAP #47185(CO) 650, EFFECTIVE SEPTEMBER 28, 2007.
  4. INFORMATION FROM UTILITY COMPANY 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 DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT IS ADVISED TO CONTACT THE UTILITY COMPANY OR DIAL 811.
  5. PROPERTY IS LOCATED IN ZONE R-A WITHIN SPARTA CITY LIMITS AND IS SUBJECT TO ALL ZONING REGULATIONS FOR ZONES R-A.
  6. MINIMUM BUILDING SETBACKS ARE AS FOLLOWS:  
 FRONT: 30'  
 SIDE: 12'  
 REAR: 30'



I HEREBY CERTIFY THAT THIS IS A CATEGORY 1 SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS AT LEAST 1:10,000.  
 ALLEN MAPLES, JR.  
 RLS#2171



- LEGEND
- (N) (NEW)
  - (O) (OLD)
  - CL CENTERLINE
  - PP POWER POLE
  - FC FENCE CORNER
  - FL FENCE LINE
  - WP WOOD POST
  - SP STEEL POST
  - WL WATER LINE
  - SS SANITARY SEWER
  - MH MANHOLE
  - FD FIRE HYDRANT

FINAL PLAT FOR WILLIAM KLEIN DIVISION	
PRESENTED TO CITY OF SPARTA PLANNING COMMISSION	
DEVELOPER: TAYS REALTY # AUCTION	SURVEYOR: ALLEN MAPLES LAND SURVEYING
ADDRESS: 620 MAXWELL STREET COOKEVILLE, TN 38501	ADDRESS: 38 MAYBERRY STREET SPARTA, TN 38583
TELEPHONE: (931) 526-2307	TELEPHONE: (931) 837-5446
P/L WDB: 185 PG: 131 # WDB: 199 PG: 880	TAX MAP: 49N 'B' PARCEL: 12 & 15
DATE: 5/26/2022	1ST C.D. - WHITE COUNTY, TN
SCALE: 1" = 100'	ACREAGE SUBDIVIDED: 3.670 AC ±
DRAWING #22-076 C	NUMBER OF LOTS: 2