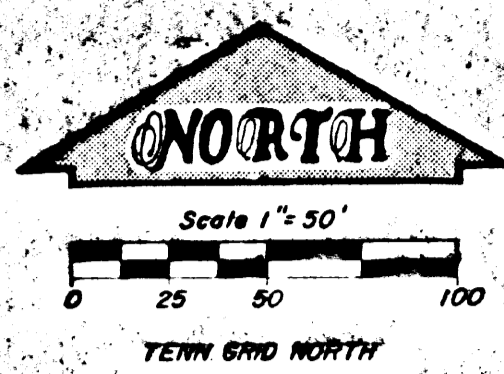


"BLUE CASTLE ESTATES"

LOCATED IN THE CITY OF CROSSVILLE, FIRST CIVIL DISTRICT OF CUMBERLAND COUNTY, TENNESSEE
BEING TAX PARCEL 22, TAX MAP NUMBER 100-L "B"

for
ISAAC D. SCHANTZ
Route 13, Box 133
Crossville, Tennessee
38555

CURVE		INFORMATION			
NO.	RADIUS	LENGTH	CENTRAL ANGLE	CHORD	BEARING
1	20.00'	31.42'	90°00'00"	28.28'	S.22°27'42"E
2	125.00'	113.88'	52°12'02"	109.99'	S.4°01'42"E
3	75.00'	67.11'	51°16'01"	64.89'	S.10°53'42"E
4	130.44'	204.90'	90°00'00"	184.47'	S.1°31'41"E
5	34.50'	27.24'	45°14'22"	26.54'	S.0°51'06"W
6	50.00'	236.04'	270°28'46"	70.41'	N.66°31'42"W
7	34.50'	27.24'	45°14'22"	26.54'	N.66°05'30"E
8	80.44'	126.36'	90°00'00"	113.76'	N.21°31'41"W
9	185.00'	111.85'	51°16'01"	108.15'	N.40°53'42"W
10	75.00'	68.93'	52°12'02"	65.99'	N.41°21'42"W
11	20.00'	31.42'	90°00'00"	28.28'	S.67°52'18"W



DESCRIPTION OF LAND PLAT
A parcel of land located in the City of Crossville, First Civil District, Cumberland County, Tennessee, being Tax Parcel 22 denoted on Tax Map Number 100-L "B", more particularly described as follows: Beginning on a set 1/2" record with cap on the southerly line of Warren T. Rankhorn property being a reference corner which bears S.59°04'26"E. 2.50 ft. from the actual place of beginning which is a 28" dia. Red Oak on the easterly right-of-way line of County Garage Road 33 Ft. Wd. (enclosed); thence continuing with said southerly line of Rankhorn S.59°04'26"E. in all 823.20 ft. to a found 1/2" conduit; thence with the westerly line of Edward E. Hubbard in part, and Howard Thompson in part, and Roscoe Houston in part S.27°29'27"W. 477.00 ft. to a set 1/2" record with cap; thence with the northerly line of Roy G. Moody N.69°21'13"W. 241.98 ft. to a set 1/2" record with cap; thence with the easterly and northerly lines of Dorothy Campbell Mathews on the following two courses, namely N.24°11'05"E. 200.72 ft. to a found 1/2" conduit, and N.66°31'42"W. 537.20 ft. to a set 1/2" record with cap on the easterly right-of-way line of said County Garage Road; thence continuing along said right-of-way line N.22°32'17"E. 189.90 ft. to the place of beginning. Containing 19 lots numbered 1 thru 19 both inclusive on 7.30 Acres and subject to easements and Right-of-Ways of record. Surveyed March 30, 1993 by Richard L. Smith, RLS # 1575. Previous and last conveyance recorded in Deed Book 407, Page 291 of Cumberland County records.

CERTIFICATE OF APPROVAL OF SEWER COLLECTION FACILITIES
I hereby certify that (1) public sewage collection facilities are installed in an acceptable manner and according to the specifications of the City of Crossville; or (2) a Financial Guarantee acceptable to the Crossville Planning Commission in the amount of \$ _____ has been posted to assure completion of all required improvements in the case of default.

6-3-96
Date Signed
Kenneth Keatt
Public Works Director or Sewer Department Superintendent

CERTIFICATE OF APPROVAL OF WATER LINES
I hereby certify that (1) water lines and fire hydrants, if necessary, are installed in an acceptable manner and according to the specifications of the Crossville Planning Commission; or (2) a Financial Guarantee acceptable to the Crossville Planning Commission in the amount of \$ _____ has been posted to assure completion of all required improvements in the case of default.

6-3-96
Date Signed
Kenneth Keatt
Public Works Director or Water Department Superintendent or Water Utility District Representative

CERTIFICATE OF APPROVAL OF STREETS AND DRAINAGE SYSTEM
I hereby certify that (1) streets, drainage system (easements, culverts, etc.) and other improvements (curbs, sidewalks, etc.) as required by the Crossville Planning Commission are installed in an acceptable manner and according to required specifications; or (2) a Financial Guarantee acceptable to the Crossville Planning Commission in the amount of \$ _____ has been posted to assure completion of all required improvements in the case of default.

6-3-96
Date Signed
Kenneth Keatt
Public Works Director or Cumberland County Road Supervisor

CERTIFICATE OF EXISTING ROAD
I hereby certify that the road shown on this plat has the status of an accepted public road regardless of current condition.

6-3-96
Date Signed
Kenneth Keatt
Public Works Director or Cumberland County Road Supervisor

CERTIFICATE OF APPROVAL OF PROPERTY NUMBERS
I hereby certify that the subdivision as shown hereon and properties therein have been assigned property numbers as per the Cumberland County Road Naming and Property Numbering Systems, and that hereafter the properties shall be addressed as shown hereon.

6/3/96
Date Signed
Richard L. Smith
Official of Cumberland County E-911 Board

*For Restrictions see Bk. 1013 pg. 615.
3/20/99 P.K.H.

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 Cumberland County Regional Planning Commission with the exception of such variances, if any, as are noted in the Official Minutes of the Cumberland County Planning Commission, and that said Plat has been approved for recording in the office of the Register of Cumberland County, Tennessee.

6/3/96
Date Signed
William E. Marking
Secretary, Cumberland County Planning Commission

REGISTER'S OFFICE)
STATE OF TENNESSEE) SS
CUMBERLAND COUNTY)

Received for record this _____ of _____ at _____ o'clock _____ P.M.
and recorded in Plat Book No. _____ Page _____
Page _____ Rept. No. _____ Fee \$ _____ Paid.

Witness my hand _____
Register

LEGEND
All Dimensions are in feet and decimals thereof.
All curvilinear measurements are arc lengths.
All corners are marked with 1/2" rods with R.L.S. #1575 cap unless otherwise noted.
(R) Denotes a radial line.
Front setbacks 30' typical with 20' on Lots 7, 11, and 12 and with 50' on Lots 8, 9, and 10.
Side Line setbacks 10' and Rear line setbacks 10'.

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, establish the minimum building restriction lines, and dedicate all streets, alleys, walks, and parks as shown to the public or private use noted. I (we) further acknowledge that any change to this subdivision constitutes a resubdivision and requires the approval of the planning commission.

6/3/1996
Date Signed
Isaac D. Schantz
Owner's Signature
Judith F. Schantz
Owner's Signature

CERTIFICATE OF ACCURACY AND PRECISION
I hereby certify that the plan as shown and described hereon is a true and correct Category _____ Survey, and the ratio of precision is 1:23,560, performed in accordance to current Tennessee Standards of Practice for Land Surveyors. I further certify that the monuments have been placed as shown hereon, to the specifications of the Crossville Planning Commission.

6/3/96
Date Signed
Richard L. Smith
Richard L. Smith, RLS # 1575



Surveyed March 30, 1993
Drawn: February 16, 1996
Drawn By: R.L.S.
Job No. 96-106

