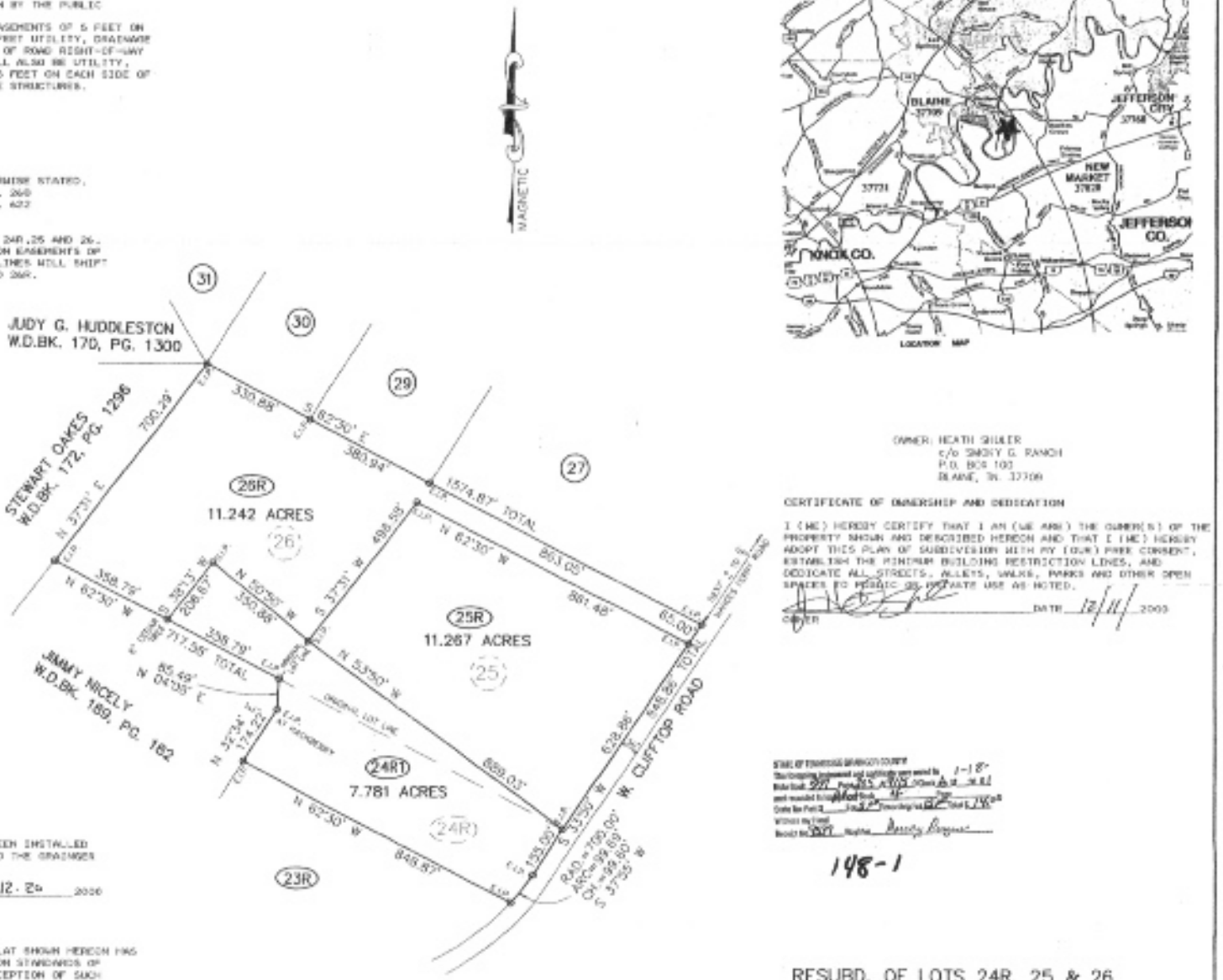
NOTES:
1. SUBJECT TO EASEMENTS OR RIGHT-OF-WAYS, OR CLAIMS OF EASEMENTS OR RIGHT-OF-WAYS, NOT SHOWN BY THE PUBLIC RECORDS.
2. UTILITY, DRAINAGE AND CONSTRUCTION EASEMENTS OF 5 FEET ON EACH SIDE OF INTERIOR LOT LINES, 10 FEET UTILITY, DRAINAGE AND CONSTRUCTION EASEMENTS ON INSIDE OF ROAD RIGHT-OF-WAY AND OUTSIDE BOUNDARY LINE. THERE SHALL ALSO BE UTILITY, DRAINAGE AND CONSTRUCTION EASEMENTS 5 FEET ON EACH SIDE OF ALL "AS BUILT" UTILITIES AND DRAINAGE STRUCTURES.

3. MINIMUM BUILDING SETBACKS
   FRONT - 50'
   SIDE - 25'
   REAR - 25'
4. TAX MAP 102, PART OF PARCEL 2.01
5. IRON PINS AT ALL CORNERS UNLESS OTHERWISE STATED.
6. REFERENCE: WARRANTY DEED BK. 203, PG. 260
   WARRANTY DEED BK. 208, PG. 622
   MAP BK. 4, PG. 15 & 16
   MAP BK. 4, PG. 109
7. NO UTILITIES HAVE BEEN BUILT ON LOTS 24R,25 AND 26. THE UTILITY, DRAINAGE AND CONSTRUCTION EASEMENTS OF 5 FEET ON EACH SIDE OF INTERIOR LOT LINES WILL SHIFT TO THE NEW LOT LINES OF 24R1, 25R AND 26R.



LOCATION MAP

OWNER: HEATH SHULER
c/o SMOKY G. RANCH
P.O. BOX 100
BLAINE, TN. 37709

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, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

OWNER _____ DATE 12/11/2000

CERTIFICATE OF THE APPROVAL OF ROADS

WE HEREBY CERTIFY THAT THE ROADS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO THE GRAINGER COUNTY HIGHWAY DEPARTMENT.

_____ DATE 12-26 2000
SUPERINTENDENT OF ROADS

CERTIFICATE OF APPROVAL FOR RECORDING

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

_____ DATE 12-26- 2000
SECRETARY, PLANNING COMMISSION

CERTIFICATE OF CATEGORY AND ACCURACY OF SURVEY

I HEREBY CERTIFY THAT THIS IS A CATEGORY 1 SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS 1: 10,000 AS SHOWN HEREON.

_____ DATE 12/1/2000
TN. REG. LAND SURVEYOR NO. 576

STATE OF TENNESSEE, GRAINGER COUNTY
This instrument was presented and certified for record on 1-18-
Note Book 599 Page 865 & 870 Offices & 98 & 82
and recorded in Misc. Book 45 Page
Copies Fee Paid $ ____ Tax $ ____ Recording Fee $ 17.00
WITNESS my hand
Record Fee $17.00 Register Beverly Ferguson

148-1

RESUBD. OF LOTS 24R, 25 & 26
RIVER FARMS (FORMERLY CLIFFTOP FARMS)
DISTRICT 3, GRAINGER CO., TN.
SCALE: 1" = 200'
DATE: DEC. 1, 2000

GRAPHIC SCALE
200 0 100 200 400
(IN FEET)
1 inch = 200 ft.

FOSTER-MCCLELLAN, INC.
Land Surveyors
3326 W. SUN JOHN SCHEE HWY.
KNOXVILLE, TN 37920
PHONE: 577-1244
FAX: 577-1245

DRAWING NO. 96-560R-4