

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.

2-9-2022  
DATE  
OWNERS SIGNATURE

DATE  
OWNER'S SIGNATURE

CERTIFICATE OF ACCURACY AND PRECISION

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY TO THE LEVEL OF ACCURACY REQUIRED BY THE WARREN COUNTY PLANNING COMMISSION. I FURTHER CERTIFY THAT THE DEGREE OF PRECISION (LINEAR AND ANGULAR) MEETS THE STANDARDS REQUIRED OF AN URBAN AND SUBDIVISION AS ESTABLISHED BY THE TENNESSEE BOARD OF EXAMINERS FOR LAND SURVEYORS. I ALSO HEREBY CERTIFY THAT THE MONUMENTS AND PINS HAVE BEEN PLACED AS SHOWN HEREON, TO THE SPECIFICATIONS OF THE WARREN COUNTY PLANNING COMMISSION.

2/9/22  
DATE  
REGISTERED ENGINEER OR SURVEYOR  
RLS#2171

CERTIFICATION OF EXISTING STREET

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

2-9-22  
DATE  
COUNTY ROAD SUPERVISOR

CERTIFICATION OF EXISTING WATER LINES AND/OR OTHER UTILITIES

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

2-9-22  
DATE  
WATER/SEWER UTILITY DISTRICT REPRESENTATIVE

Approval is hereby granted for lots 1, 3-5 defined as Arsey & Betty Womack Division, Warren County, Tennessee as being suitable for subsurface sewage disposal (SSD) with the listed or attached restrictions.

Prior to any construction of a structure, mobile or permanent, the plans for the exact house/structure location must be approved and an SSD system permit issued by the Division of Water Resources. Water taps; water lines, underground utilities and driveways should be located at side property lines unless otherwise noted.

Richard Mott, ES II  
Environmental Scientist  
02/09/2022  
Date

Division of Water Resources

Approval is based on soil conditions suitable for installation of Subsurface Sewage Disposal Systems and does not constitute approval of building sites.

Shading on some lots represents an area reserved to be used for the installation of the primary and duplicate subsurface sewage disposal systems, and shall be used for no other purpose such as house location, other structure location, buried utilities, driveways, swimming pools, etc. or use which would conflict with the REGULATIONS TO GOVERN SUBSURFACE SEWAGE DISPOSAL in Tennessee. Modification of the shaded area may be considered, provided sufficient shaded area is maintained.

Lots 1, 3-5 are approved for use with utility water only.

The size, number of square feet, design, and location of the proposed dwelling may further affect the number of bedrooms for which a permit may be issued.

Lots 1, 3-5 are approved for installation and duplication of conventional subsurface sewage disposal systems to serve an estimated house size of 3 (three) bedrooms.

Lots 1, 3-5 will require the installation of an interceptor drain prior to the installation of the subsurface sewage disposal system. There is to be no construction of any type in the interceptor drain easement area.

Lot 2 "This lot has not been evaluated, pursuant to this plat review, for an SSD system and does not constitute approval of this lot or the existing system."

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 WARREN COUNTY REGIONAL PLANNING COMMISSION WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, AS ARE NOTED IN THE OFFICIAL MINUTES OF THE WARREN COUNTY PLANNING COMMISSION, AND THAT SAID PLAT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WARREN COUNTY, TENNESSEE.

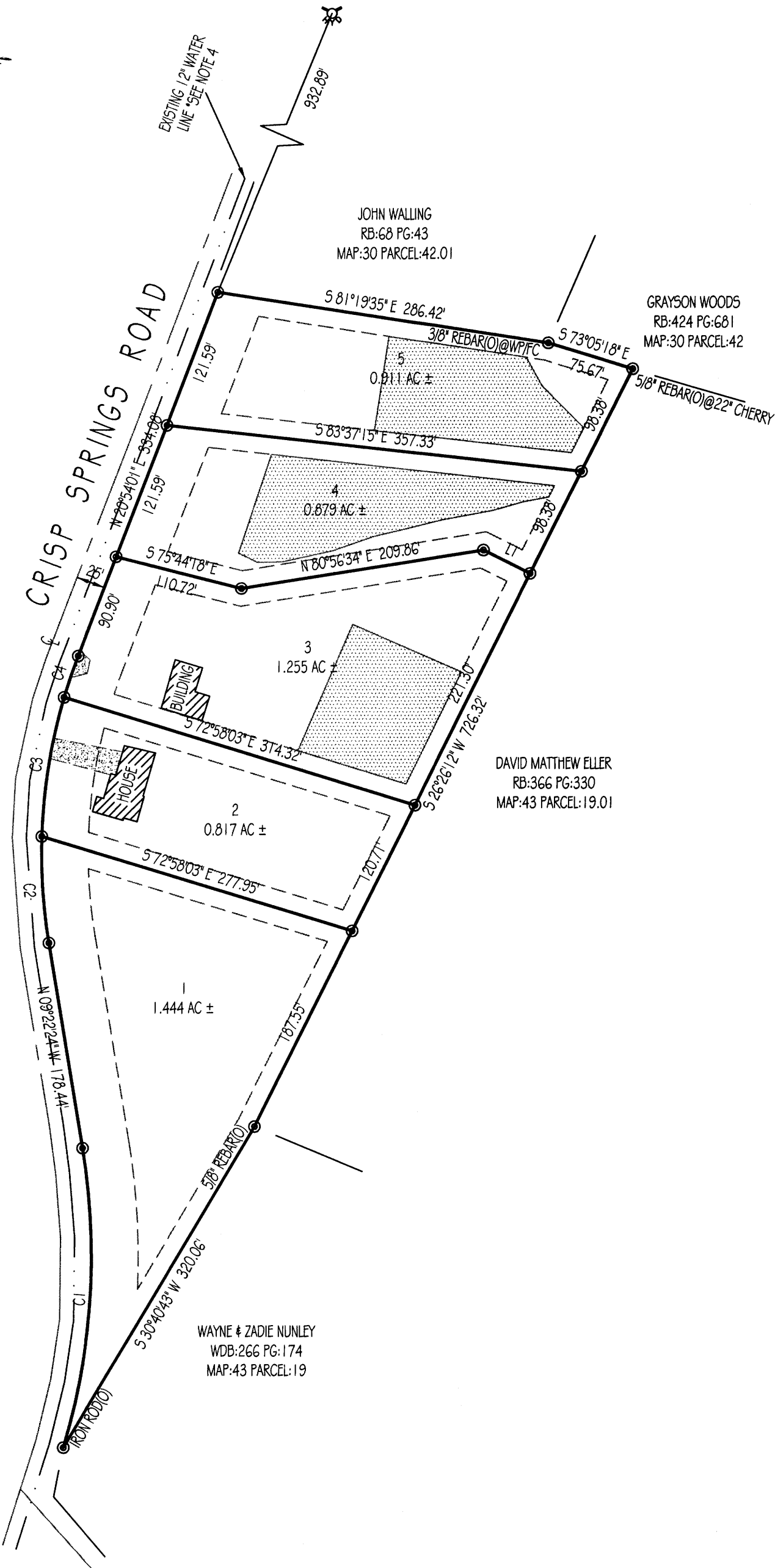
2-10-22  
DATE  
SECRETARY, WARREN CO. PLANNING COMMISSION

CERTIFICATION 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 WHITE COUNTY ROAD NAMING AND PROPERTY NUMBERING SYSTEM AND THAT HEREFTER, THE PROPERTIES SHALL BE ADDRESSED AS SHOWN HEREON.

2-10-2022  
DATE  
DIRECTOR, WARREN COUNTY E-911 BOARD

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	572.88'	259.59'	257.37'	N 03°36'28" E	25°57'44"
C2	473.07'	92.04'	91.89'	N 03°47'59" W	11°08'50"
C3	473.07'	120.57'	120.25'	N 09°04'31" E	14°36'11"
C4	473.07'	37.35'	37.34'	N 18°38'19" E	4°31'24"



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



Restrictions in Record Book 566, Page 552

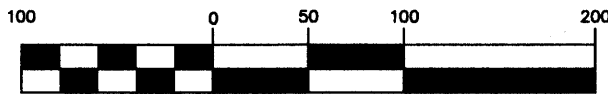
Wes Williams, Register  
Warren County Tennessee  
Rec #: 158933 Instrument #: 192383  
Rec'd: 15.00  
State: 0.00  
Clerk: 0.00  
Other: 2.00  
Total: 17.00  
2/10/2022 at 11:47 AM  
in Plat Cabinet C

Slide 788

LEGEND

- (N) (NEW)
- (O) (OLD)
- C CENTERLINE
- P POWER POLE
- X- FENCELINE
- FC FENCE CORNER
- FL FENCE LINE
- WP WOOD POST
- ⚡ FIRE HYDRANT

GRAPHIC SCALE



( IN FEET )  
1 inch = 100 ft.

NOTES:

- THIS SURVEY WAS CONDUCTED FROM THE CURRENT DEED OF 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 #47177C0050D, EFFECTIVE SEPTEMBER 26, 2008.
- 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.
- ALL CORNERS ARE 1/2" REBAR (NEW) UNLESS NOTED OTHERWISE.
- ALL CONTOURS ARE TAKEN FROM STATE OF TENNESSEE LIDAR (LIGHT DETECTION AND RANGING), CONTOUR INTERVAL IS 2 FOOT.
- MINIMUM BUILDING SETBACKS ARE AS FOLLOWS:

FRONT: 40'  
SIDE: 15'  
REAR: 15'

FINAL PLAT FOR

ARSEY & BETTY WOMACK DIVISION

PRESENTED TO  
WARREN COUNTY PLANNING COMMISSION

DEVELOPER: DAVID MASON SIMPSON	SURVEYOR: ALLEN MAPLES LAND SURVEYING
ADDRESS: 303 WEST MAIN STREET	ADDRESS: 38 MAYBERRY STREET
MCMINNVILLE, TN 37110	SPARTA, TN 38583
TELEPHONE: (931) 273-5253	TELEPHONE: (931) 837-5446
PL RB:556 PG:117	TAX MAP:43 PARCEL:16
DATE: 11/3/2021	13TH C.D. - WARREN COUNTY, TN
SCALE: 1"=100'	ACREAGE SUBDIVIDED: 5.306 AC ±
DRAWING #21-391 C	NUMBER OF LOTS: 5