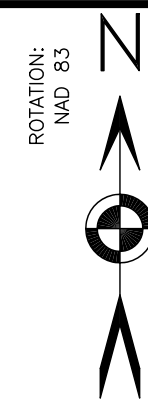


REGISTERED LAND SURVEYOR
 J. BRENNON GARRETT, R.L.S. 2340
 926 CENTER VIEW ROAD
 SEVIERVILLE, TN 37862
 OFFICE (865) 453-7970
 8096468@GMAIL.COM

OWNER:
 MICHAEL T. KNOWLES
 2815 RAMONA STREET
 KNOXVILLE, TN 37921

LEGEND

- IR(O) DENOTES A 0.5" IRON ROD OLD
- ⊗ WFP DENOTES A WOOD POST
- MP(O) DENOTES A METAL POST OLD
- DENOTES A PROPERTY LINE
- - - DENOTES EDGE RIGHT-OF-WAY
- - - DENOTES ADJOINING PROPERTY LINE
- - - DENOTES SETBACK LINE
- ⊙ DENOTES WATER METER



ZONING\ BUILDING SETBACKS

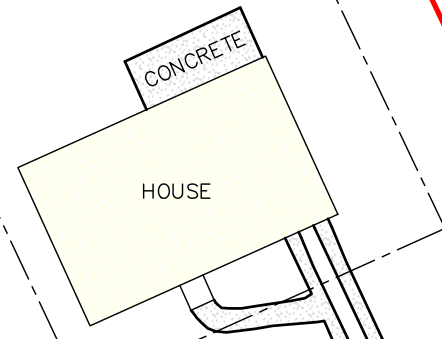
ZONING
 RN-2 CITY OF KNOXVILLE

BUILDING SETBACKS
 FRONT = 20'
 SIDE = 13.5' (15% OF LOT WIDTH)
 REAR = 25'

LOTS 6, 7 & PART OF 5
 CRAWFORD ADDITION
 BLOCK 4
 MAP BOOK 6 PAGE 94

LOT 4R
 11905 SQ.FT.
 0.27 ACRES

LOT 3R
 CRAWFORD ADDITION
 MAP BOOK 21 PAGE 140



NOTES:

1. SETBACKS TO MEET CURRENT ZONING REGULATIONS.
 2. PROPERTY IS SUBJECT TO ANY AND ALL APPLICABLE EASEMENTS, NOTATIONS, SETBACKS, RESTRICTIONS, COVENANTS, RIGHTS OF WAYS, ZONING ORDINANCES, SUBDIVISION REGULATION AND LEASE AGREEMENTS AS RECORDED IN THE COUNTY REGISTER OF DEEDS.
 3. SURVEYOR MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE, NO TITLE SEARCH WAS PERFORMED.
 4. THE PREPARER OF THIS PLAT MAKES NO REPRESENTATION AS TO THE STATUS OF THE TITLE TO THE PROPERTY HEREIN DESCRIBED, THIS PLAT HAVING BEEN PREPARED WITHOUT THE BENEFIT OF TITLE EXAMINATION.
 5. PORTIONS OF THIS SURVEY WERE PERFORMED USING SURVEY GRADE G.P.S. INSTRUMENTS.
 6. INSTRUMENTS USED TOPCON PS ROBOTIC TOTAL STATION, AND HYPER HR G.P.S., R.T.K. RECEIVER. RTK DATA PROVIDED BY T.D.OT. CORPS STATIONS. GEIOD USED FOR PROJECT = GEIOD 2003
 7. BASE STATION USED: TN15 POSITION (EPOCH 2005.0)
- X = 560571.919 m latitude = 35 00 08.26 N
 Y = -5135563.679 m longitude = 83 46 13.97 W
 Z = 3728556.460 m ellipsoid height = 270.2 m

SURVEYOR CERTIFICATION

I HEREBY CERTIFY THAT THIS IS A **CATEGORY 1** SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS GREATER THAN 1:10,000 AS SHOWN HEREON. THIS SURVEY MEETS THE MINIMUM STANDARDS OF THE STATE OF TENNESSEE.

DATE: _____
 J. BRENNON GARRETT, RLS# 2340

THIS IS TO CERTIFY THAT I HAVE CONSULTED THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD BOUNDARY MAP AND THE DESCRIBED PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD AREA, AS PER FLOOD INSURANCE RATE MAP 47155C0227E, EFFECTIVE DATE: MAY 18, 2009.

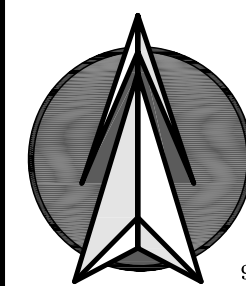
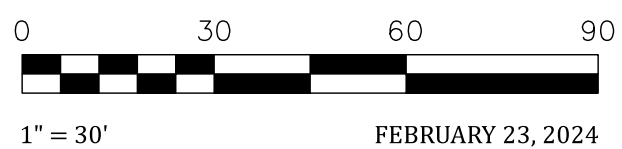
FOR SOURCE OF TITLE SEE:
 INSTR 20060831-0019567

FOR MAP REFERENCE SEE:
 MAP BOOK 21 PAGE 140

PARCEL INFORMATION:
 TAX MAP 94I GROUP J PARCEL 14.00

CITY OF KNOXVILLE
 FIFTH CIVIL DISTRICT
 KNOX COUNTY, TENNESSEE

LOT 4R
CRAWFORD ADDITION
 BLOCK 4



THE LAND SURVEYORS, INC.
 926 CENTER VIEW ROAD SEVIERVILLE, TN 37862
 OFFICE (865) 453-7970

© COPYRIGHT 2021
 BY THE LAND SURVEYORS, INC.
 REPRODUCTION BY PERMISSION ONLY
 TRANSMISSION BY PERMISSION ONLY

