



LINE	LENGTH	BEARING
L1	65.97	S87°40'19\"W
L2	391.07	S25°5'14\"W
L3	50.03	S87°42'23\"W

Subdivision plat approval by Roane County Planning Commission is not required if a parcel is divided into 5 or more acres, abuts an existing county road which is shown on the Roane County Road List, and NO new utilities are being constructed or required.

*Shirley Crowe*  
11-9-23  
PLT 2023-130

**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 roads, alleys and walks to public or private use as noted.

*Carolyn Kimbel* 11-8-2023  
Carolyn Kimbel Date

**SURVEYOR'S CERTIFICATION**  
Certification 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 not less than 1 : 10,000 as shown hereon.

I hereby certify that this survey was prepared in compliance with the current edition of the Rules of Tennessee State Board of Examiners for Land Surveyors - Standards of Practice.

A portion of the subject property was surveyed with RTK GPS observations using survey grade GPS receivers and conforms to redundancy and accuracy required to comply with rules set forth by Tennessee Board for Land Surveyors and Tennessee Code Annotated chapter 62.

Registered Land Surveyor H. Wade Lovin  
Tennessee License No. 2151  
Date: 11/6/23

11/09/2023 - 02:25 PM  
23007901

1 PGS-AL-PLAT  
BATCH: 195354

**PLAT BOOK: H**  
**PAGE: 203-203**

REC FEE	15.00
DP FEE	2.00
TOTAL	17.00

STATE OF TENNESSEE, ROANE COUNTY  
SHARON BRACKETT  
REGISTERED CLERK

- legend**
- (O) - monument (old)
  - (N) - 5/8" iron rod (mb)
  - — — — — - overhead utility line
  - — — — — - barbed wire fence
  - — — — — - tree

- GENERAL NOTES**
- (G1) The purpose of this plat is to add one new lot line.
  - (G2) Verify exact size, depth and location of all underground utilities prior to construction.
  - (G3) Property subject to all applicable easements, setback and restrictions of record.
  - (G4) Verify current zoning with appropriate government planning agency prior to any site design and/or construction.
  - (G5) This survey plat does not warrant title.
  - (G6) Horizontal coordinates are on TN State Grid (NAD83-2011), with elevations on NAVD83. Distances have not been reduced to grid.
  - (G7) By graphic plotting, this property lies in Zone X on FEMA Panel #4702670285G, which bears an effective date of November 18, 2009, and is not in a special flood hazard area.
  - (G8) Property is zoned A2, Building Setbacks = Front 30' Side and Rear 10' as shown.
  - (G9) Total Area = 151.20 acres

**MBI**

MBI COMPANIES INC.  
299 N. WEISSGARBER ROAD  
KNOXVILLE, TN 37919

PHONE: (865) 584-0999  
FAX: (865) 584-6213  
WEB: mbicompanies.com

**811**  
Know what's below.  
Call before you dig.  
In Tennessee call 811 or 1-800-351-1111

OWNER:  
Carolyn F. Kimbel  
154 Lakeshore View Dr.  
Kingsport, TN 37765

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**CAROLYN F. KIMBEL PROPERTY**

EASTWOOD ROAD  
TEN MILE, TN 37860

Roane County, TN  
Civil District: 04  
Tax Parcel Id:  
Map 111 Parcel 022.00  
Deed Ref(s): Book 1928 Page 482  
Lot 23A - Plat Cabinet E Slide 482

Crew Chief: B. Satterfield  
Drawn By: L. Phillips  
Appvd. By: W. Lovin

Field date: 10-11-23  
Drawing date: 10-12-23  
Last Revision:

Scale: 1" = 100'

Job No. 231188

SHEET NO.: **1 OF 1**