



Project: FMA18011	County of: ANDERSON	District: 1
Date: 10/01/2018	CLT Map: 028.01	Parcel No.: 028.01
Scale: 1" = 20'	Word: City Block:	City Block:
Drawn by: MF	DEE BOOK 1658,	MAP CABINET 8,
	PAGE 2094	SLIDE 14-C

OWNER ADDRESS:
2717 ANDERSONVILLE HWY
NORRIS, TN 37828

GENERAL PROPERTY AND TOPOGRAPHIC SURVEY OF THE
AMEESH A. KHERANI AND WIFE, SONIA KHERANI
PROPERTY,
LOT 1, SUBDIVISION OF JOHN RICE IRWIN

FIGURA LAND SURVEYING

MARTIN FIGURA R.L.S. # 2379
1300 COLLIER RIDGE LN
POWELL, TN 37849
PH: (865) 745-7599
e-mail: mfigura@figurlandsurvey.com

This document shall not be loaned, copied, reproduced, transferred to magnetic media or sold and is maintained as an instrument of service and shall remain the property of the Surveyor. All common law, statutory and other reserved rights, including the copyright, are hereby reserved.

CERTIFICATION.
This lot is not included in areas designated "Special Flood Hazard" on Federal Flood maps available to me at the time.

I hereby certify that this is an accurate and correct survey of the ground shown hereon, and that the same has been made using the latest recorded deed and any other information furnished by the Title Attorney that there are no encroachments or projections other than those shown, and that the same is a Category "1" Survey, with the positional accuracy at any corner not exceeding 1/10 of a foot.

Registered Land Surveyor
MARTIN FIGURA
TENNESSEE
#2379

- NOTES:**
- 1) PROPERTY IS SUBJECT TO ANY PROVISIONS OF AN ACCOUNT THAT SERVES AS THE TITLE WORK PREPARED TO SERVE THE SAME.
 - 2) UTILITIES SHOWN WERE LOCATED FROM ACTUAL FIELD FINDINGS. EXISTING UTILITIES NOT SHOWN ARE NOT TO BE SHOWN OR VARY FROM FIELD SHOWN UTILITIES. ANY UTILITIES NOT SHOWN ARE NOT TO BE SHOWN OR VARY FROM FIELD SHOWN UTILITIES. ANY UTILITIES NOT SHOWN ARE NOT TO BE SHOWN OR VARY FROM FIELD SHOWN UTILITIES.
 - 3) 300 PSI COUPLER MARKERS AT ALL LOT CORNERS, UNLESS OTHERWISE NOTED.
 - 4) PROPERTY IS COMPLETELY ZONED "C-1", REQUIRING THE FOLLOWING SETBACKS:
FRONT - 40 FEET
SIDE - 15 FEET
REAR - 15 FEET
MAY BE PERMITTED WHERE VERTICAL ACCESS IS REQUIRED TO THE REAR OF THE LOT. IN WHICH CASE A MINIMUM REAR SETBACK OF 30 FEET SHALL BE REQUIRED.
 - 5) 15 FEET DISTANCE AND UTILITY EASEMENTS MARK ALL BOUNDARY LINES.
 - 6) TOPOGRAPHIC INFORMATION REPRESENTED HEREON WAS OBTAINED FROM AERIAL PHOTOGRAPHS AND FIELD MEASUREMENTS. UNLESS OTHERWISE NOTED, DISTANCES HAVE NOT BEEN REDUCED TO GRID DISTANCES. CONTOUR INTERVAL IS ONE FOOT AS SHOWN HEREON.
 - 7) VERTICAL DATA FOR SURVEY SHOWN HEREON IS HAD AS