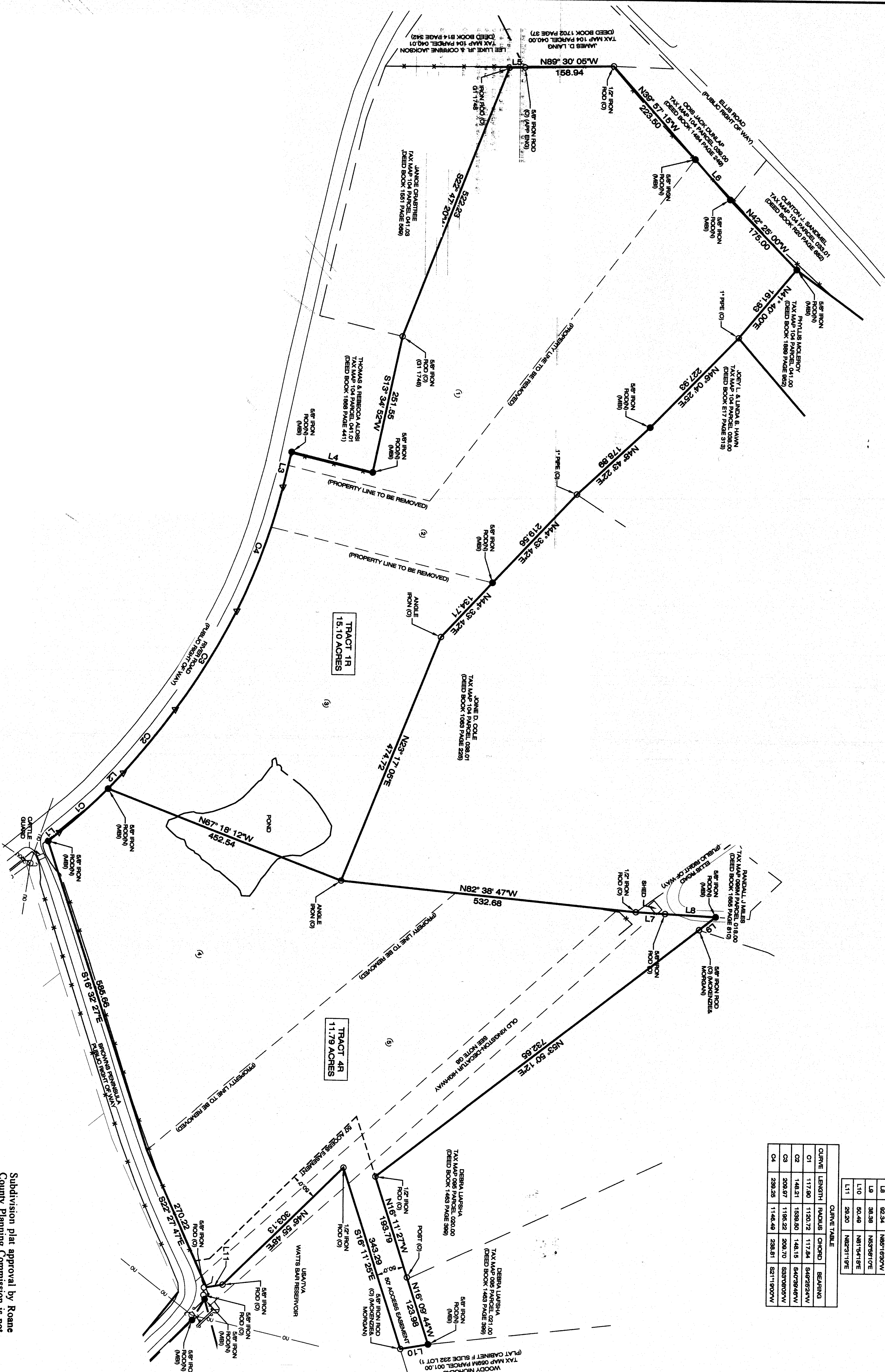


(I, We) the undersigned owner(s) of the property shown herein, hereby adopt this as (my, our) plan of subdivision and dedicate the streets as shown to the public use forever, and hereby certify that (I am, we are) the owner(s) in fee simple of the property, and as property owner(s) have an unrestricted right to dedicate right-of-way and/or grant easement as shown on this plat.

Date: 2/15/23

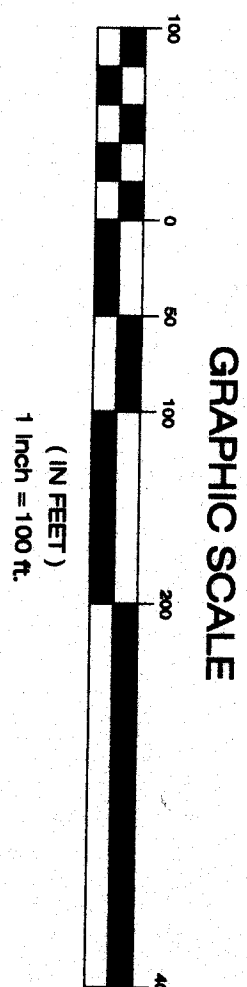
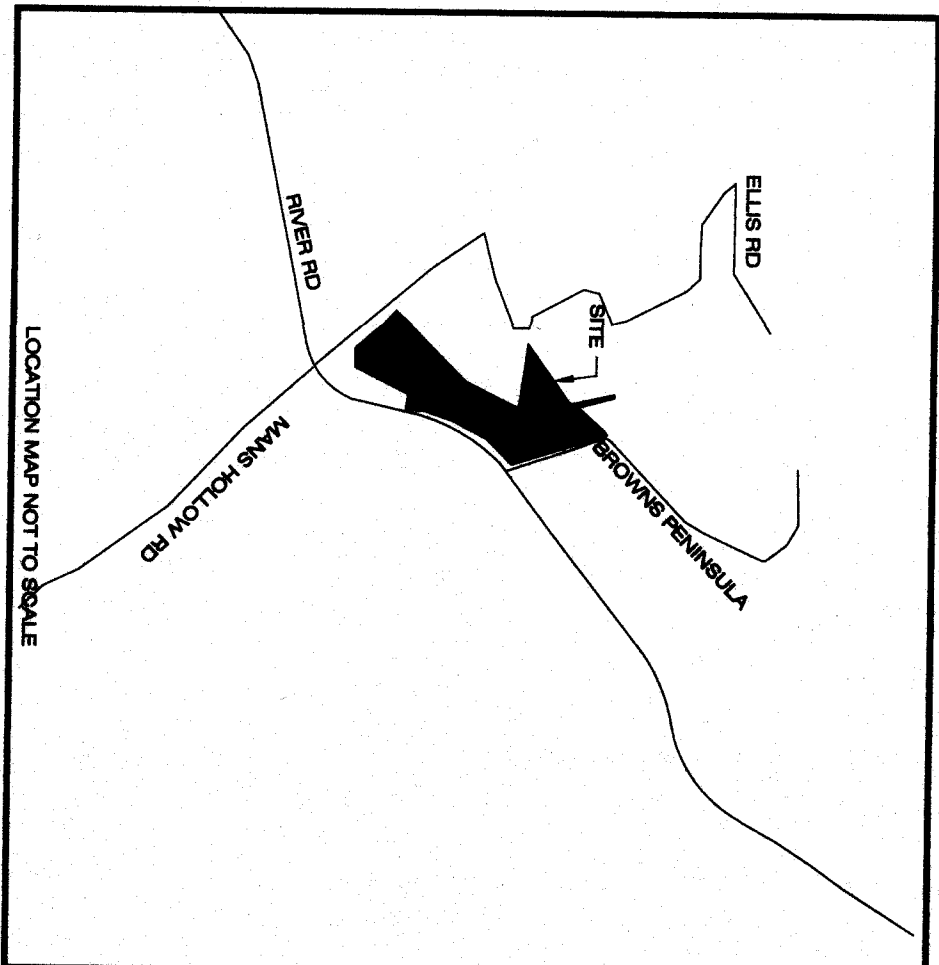
- monument (old)
- mausoleum (new)

- guy wire
- overhead utility line
- chainlink fence
- barbed wire fence



| LINE TABLE |        |             |
|------------|--------|-------------|
| LINE       | LENGTH | BEARING     |
| L1         | 26.42  | S92°40'58"W |
| L2         | 39.67  | S44°44'03"W |
| L3         | 64.96  | S1°45'57"W  |
| L4         | 150.83 | N7°43'51"W  |
| L5         | 27.88  | N88°23'07"W |
| L6         | 96.79  | N38°57'15"W |
| L7         | 52.72  | N85°07'52"W |
| L8         | 92.34  | N65°16'30"W |
| L9         | 38.36  | N53°58'10"E |
| L10        | 50.48  | N61°54'18"E |
| L11        | 29.20  | N62°31'19"E |

| CURVE TABLE |        |         |        |            |
|-------------|--------|---------|--------|------------|
| CURVE       | LENGTH | RADIUS  | CHORD  | BEARING    |
| C1          | 117.90 | 1120.72 | 117.84 | 84°25'24"W |
| C2          | 148.21 | 1539.50 | 148.15 | 84°39'48"W |
| C3          | 209.67 | 1156.22 | 209.70 | 83°08'03"W |
| C4          | 239.26 | 1146.49 | 239.81 | 82°11'00"W |

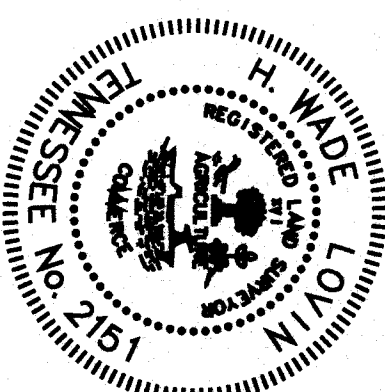


TN STATE GRID (NAD-83 2011)

|     |                  |                          |
|-----|------------------|--------------------------|
| 37  | Total Tracts = 2 | Total Area = 26.68 acres |
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| 100 |                  |                          |

12) Verify exact size, depth and location of all underground utilities prior to design and/or construction.

22 Verify full zoning regulations by contacting  
Roane County Building Codes and Zoning  
308 N. 3rd Street  
Kingston, TN 37763  
Phone# 865-717-4230



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. No title opinion was furnished to this surveyor and easements shown and/or not apparent in the field may or may not be discovered by a title search by a title attorney.

Furthermore, certainly that this survey is not a plat of subdivision as defined at TCA 13-4-301, is 5 acres or more, does not create any new streets or roads, requires no public utility improvements, requires no new sanitary sewer lines, & does not correct any drawing of property that has been originally subdivided within a subdivision which has a recorded plat in the Recorder's Office.

H. Wade Lowin, TN RLS #215

Date /

**MBI COMPANIES INC.**  
288 N. WEISGARTER ROAD  
KNOXVILLE, TN 37918

**PHONE:** (865) 584-0800

**FAX:** (865) 584-8213

**WEB:** [mbicompanies.com](http://mbicompanies.com)

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

**OWNER:**  
Phyllis Molero  
5549 Saddlewood Ln Brentwood, Tennessee  
37027

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**KINGSTON  
TENNESSEE**

# REPLAT OF TRACTS 1-5 OF THE ESTATES AT BLUEBIRD FARM

**EXEMPT PLAT OF:**

Roane County, Tn  
Civil District04  
Tax Parcel Id:  
Map 104 Parcel 041.00  
Deed Ref(s):Deed Book Y21 Page 788  
Plat Ref.(s): Book H Page 40 & 41

|             |                            |
|-------------|----------------------------|
| Crew Chief: | B. Pate & B. Satterthwaite |
| Drawn By:   | L. Phillips                |
| Appvd. By:  | W. Lovin                   |

Drawing date: 1-8-22  
 Last Revision:

Job No. 22050

1 OF 1