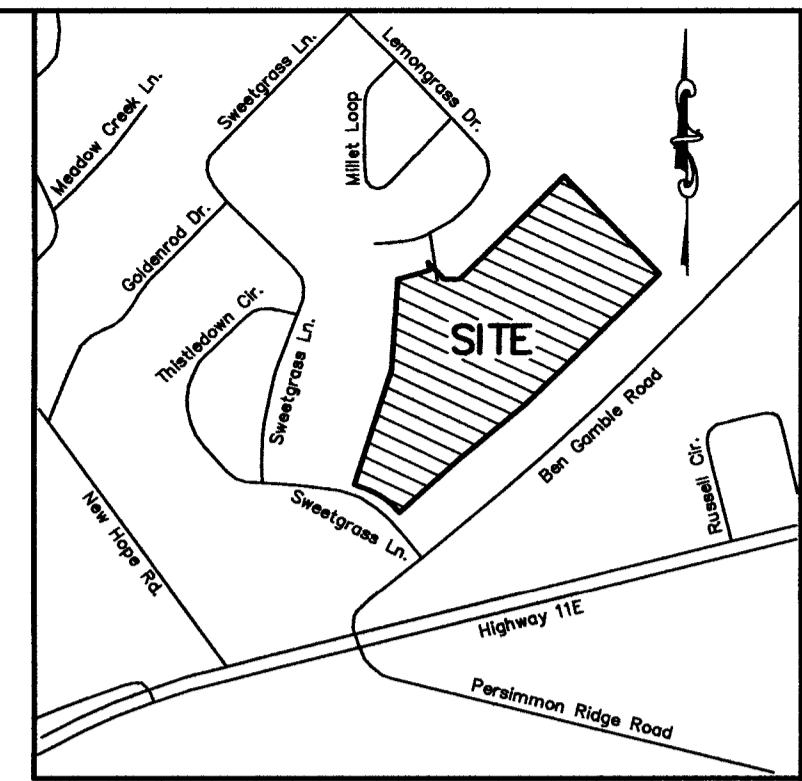
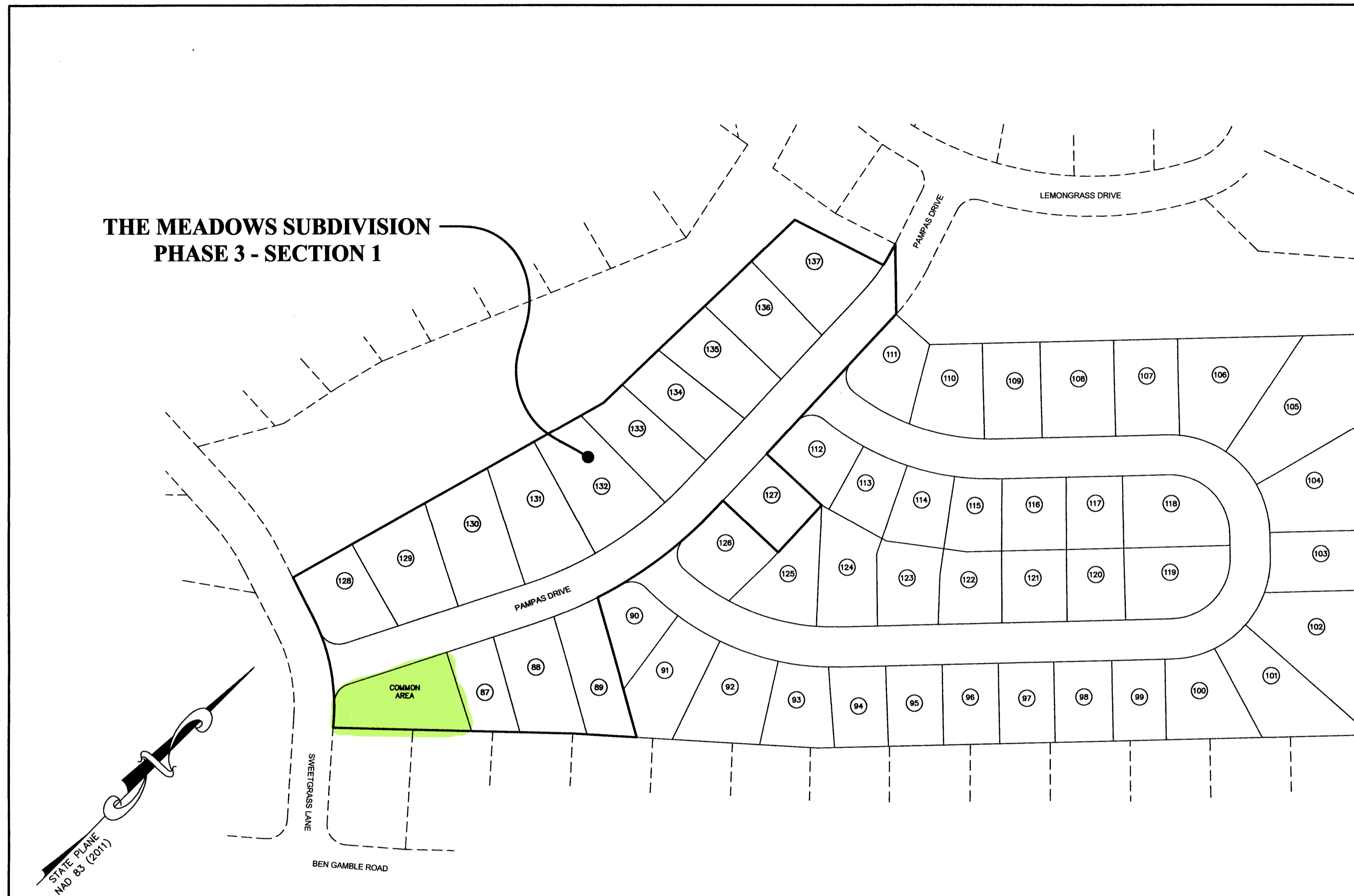


**THE MEADOWS SUBDIVISION  
PHASE 3 - SECTION 1**



**LOCATION MAP**  
N.T.S.

**NOTES :**

- 1.- THERE IS HEREBY ESTABLISHED AN EASEMENT AREA A MINIMUM OF 7.5' WIDE ALONG THE INTERIOR SIDE OF ALL LOT LINES FOR THE INSTALLATION AND MAINTENANCE OF UTILITIES AND THE CONVEYANCE OF STORMWATER RUNOFF. SUCH STANDARD EASEMENT AREA IS IN ADDITION TO ANY OTHER EASEMENTS AS MAY BE DELINEATED ON THE FINAL PLAT. NO PRIMARY OR CUSTOMARY ACCESSORY STRUCTURES MAY BE PLACED WITHIN THE EASEMENTS. MINOR STRUCTURES SUCH AS BUT LIMITED TO FENCES AND PLANTER BOXES MAY BE LOCATED WITHIN THE EASEMENTS BUT THEY MUST NOT BLOCK, RESTRICT, OR DIVERT THE FLOW OF STORMWATER.
- 2.- THE SUBJECT PROPERTY LIES IN "ZONE X" AS PER THE LATEST FIRM MAP, MAP NUMBERS 47179C0145D AND 47179C0161D, EFFECTIVE DATE SEPTEMBER 29, 2006. ZONE X IS DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
- 3.- THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.
- 4.- IRON RODS ON ALL CORNERS UNLESS OTHERWISE NOTED.
- 5.- COMMON AREA TO BE MAINTAINED BY HOMEOWNERS ASSOCIATION.
- 6.- ALL STREETS ARE TO BE DEDICATED TO THE TOWN OF JONESBOROUGH, TN. UPON RECORDING OF THIS PLAT.
- 7.- THE BUILDING SETBACKS SHALL BE AS PER THE PARTICULAR ZONING ORDINANCE IN EFFECT ON SUBJECT PROPERTY AT THE TIME OF CONSTRUCTION.
- 8.- THE PROPERTY IS SUBJECT TO ALL RIGHT-OF-WAYS AND EASEMENTS, RECORDED AND/OR UNRECORDED.

ROLL/IMG: PB22/453-453  
22001421

1 PGS-AL-PLAT MAP	
ROCBATCH: 281116	01/21/2022 - 10:04 AM
VALUE	0.00
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	25.00
ARCHIVE FEE	0.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	27.00

STATE OF TENNESSEE, WASHINGTON COUNTY  
**TERESA H. BOWMAN**  
REGISTER OF DEEDS

**CERTIFICATE OF APPROVAL OF PUBLIC SANITARY SEWERAGE SYSTEM**

I HEREBY CERTIFY THAT THE PUBLIC SANITARY SEWERAGE DISPOSAL SYSTEM: (1) IS AVAILABLE TO THE PROPERTY; OR (2), AS SHOWN ON THE ACCOMPANYING PLANS, HAS BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO SPECIFICATIONS; OR (3), THAT A SECURITY IN THE FORM OF \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 1-13-2022

*Kevin Buesch*

(PRINT NAME) SEWER DIRECTOR OR AUTHORIZED REPRESENTATIVE

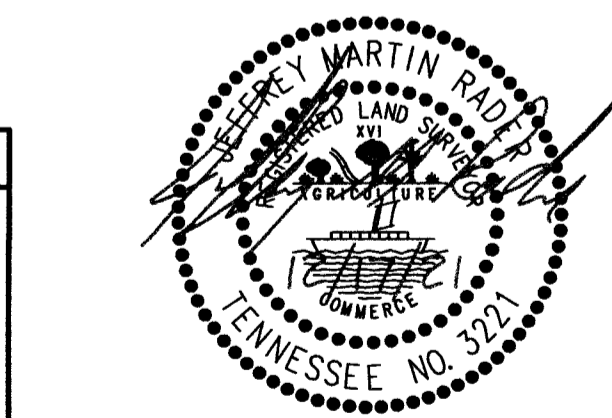
**CERTIFICATE OF APPROVAL OF PUBLIC WATER SYSTEMS**

I HEREBY CERTIFY THAT (1) THE PUBLIC WATER UTILITY SYSTEM OR SYSTEMS INSTALLED, OR PROPOSED FOR INSTALLATION, FULLY MEET THE REQUIREMENTS OF THE LOCAL UTILITY DISTRICT, AND ARE HEREBY APPROVED AS SHOWN OR (2) THAT A SECURITY IN THE FORM OF \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 1-12-2022

*Kevin Buesch*

(PRINT NAME) (CITY) WATER DIRECTOR OR AUTHORIZED REPRESENTATIVE



I hereby certify that this is a category I survey and the ratio of precision of the unadjusted survey is 1:10,000 as shown hereon. And this survey was done in compliance with current Tennessee Minimum Standards of Practice.

**CERTIFICATE OF ACCURACY**

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION AND THE STATE OF TENNESSEE AND THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON, TO THE SPECIFICATIONS OF THE SUBDIVISION REGULATIONS.

DATE: 12/17-2021

*Jeffrey M. Rader*

(PRINT NAME) TENNESSEE REGISTERED LAND SURVEYOR

**CERTIFICATION OF THE APPROVAL FOR 911-STREET ASSIGNMENT**

I HEREBY CERTIFY THAT THE STREET NAME(S), AS NOTED ON THE FINAL PLAT, IS (ARE) APPROVED AS ASSIGNED.

DATE: 1-10-2022

*Lesly Munt*

(PRINT NAME) WASHINGTON COUNTY 911 ADDRESSING DEPARTMENT

**CERTIFICATE OF APPROVAL OF STREETS AND STORM DRAIN SYSTEM**

I HEREBY CERTIFY: (1) THAT PUBLIC STREETS AND PUBLIC STORM DRAIN SYSTEMS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO THE SPECIFICATIONS APPROVED BY THE TOWN OF JONESBOROUGH PLANNING COMMISSION OR (2) ADEQUATE RIGHTS-OF-WAY DEDICATION, STREET WIDTH, AND DRAINAGE UPON AN EXISTING PUBLIC STREET SHALL SERVE THESE LOTS AS PROPOSED OR (3) THAT A SECURITY IN THE FORM OF \$ 75,715 AND IN THE AMOUNT OF \$ 75,715 HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 1/12-2022

*C. Marcom Hugston*

(PRINT NAME) PUBLIC WORKS DIRECTOR OR AUTHORIZED REPRESENTATIVE

**CERTIFICATE OF APPROVAL FOR RECORDING**

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HERE HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR THE TOWN OF JONESBOROUGH, TENNESSEE, WITH THE EXCEPTION OF SUCH VARIANCES, AND WAIVERS, IF ANY, AS ARE NOTED IN THE MINUTES OF THE TOWN OF JONESBOROUGH PLANNING COMMISSION AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER. IF REQUIRED, A SECURITY IN THE FORM OF \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED WITH THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 1/10-2022

*NHT*

(PRINT NAME) SECRETARY OF THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION

Sheet 1 of 2

**TH&P**  
Tysinger, Hampton & Partners, Inc.  
Civil Engineering - Surveying - Environmental Consulting  
7 WORTH CIRCLE  
JOHNSON CITY, TENNESSEE 37601  
Phone: (423) 282-2687 Fax: (423) 854-4563  
Email: thp@tysinger-engineering.com  
WWW.TYSINGER-ENGINEERING.COM  
CAD FILE : 1930801s-Phase 3-Section 1.dwg

**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, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

12-21-2021

*Thomas Construction Co. Inc.*

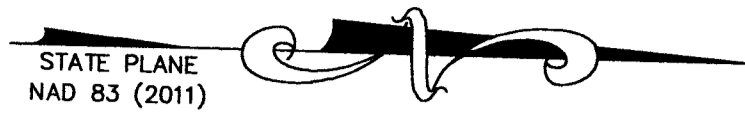
(PRINT NAME) OWNER

**THE MEADOWS SUBDIVISION  
PHASE 3 - SECTION 1**

**JONESBOROUGH REGIONAL PLANNING COMMISSION**

TOTAL ACRES	3.629 Acres ±	TOTAL LOTS	15
ACRES NEW ROAD	1.014 Acres ±	MILES NEW ROAD	0.166 Miles ±
OWNER	THOMAS CONSTRUCTION COMPANY	CIVIL DISTRICT	15th
SURVEYOR	JEFFREY M. RADER	CLOSURE ERROR	1/10,000

SCALE 1" = 50'

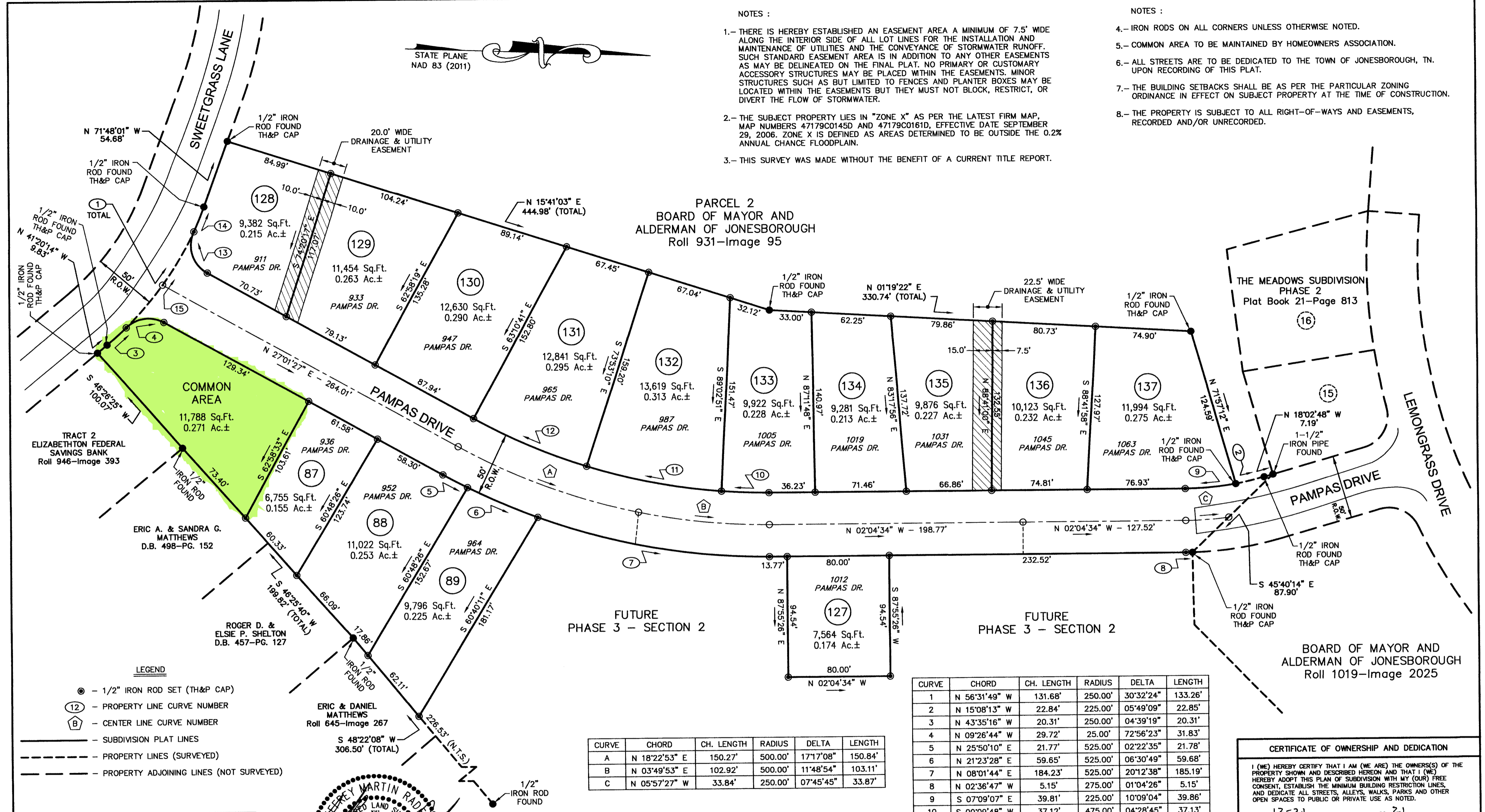


NOTES :

- 1.- THERE IS HEREBY ESTABLISHED AN EASEMENT AREA A MINIMUM OF 7.5' WIDE ALONG THE INTERIOR SIDE OF ALL LOT LINES FOR THE INSTALLATION AND MAINTENANCE OF UTILITIES AND THE CONVEYANCE OF STORMWATER RUNOFF. SUCH STANDARD EASEMENT AREA IS IN ADDITION TO ANY OTHER EASEMENTS AS MAY BE DELINEATED ON THE FINAL PLAT. NO PRIMARY OR CUSTOMARY ACCESSORY STRUCTURES MAY BE PLACED WITHIN THE EASEMENTS. MINOR STRUCTURES SUCH AS BUT LIMITED TO FENCES AND PLANTER BOXES MAY BE LOCATED WITHIN THE EASEMENTS BUT THEY MUST NOT BLOCK, RESTRICT, OR DIVERT THE FLOW OF STORMWATER.
- 2.- THE SUBJECT PROPERTY LIES IN "ZONE X" AS PER THE LATEST FIRM MAP. MAP NUMBERS 47179C0145D AND 47179C0161D, EFFECTIVE DATE SEPTEMBER 29, 2006. ZONE X IS DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
- 3.- THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.

NOTES :

- 4.- IRON RODS ON ALL CORNERS UNLESS OTHERWISE NOTED.
- 5.- COMMON AREA TO BE MAINTAINED BY HOMEOWNERS ASSOCIATION.
- 6.- ALL STREETS ARE TO BE DEDICATED TO THE TOWN OF JONESBOROUGH, TN. UPON RECORDING OF THIS PLAT.
- 7.- THE BUILDING SETBACKS SHALL BE AS PER THE PARTICULAR ZONING ORDINANCE IN EFFECT ON SUBJECT PROPERTY AT THE TIME OF CONSTRUCTION.
- 8.- THE PROPERTY IS SUBJECT TO ALL RIGHT-OF-WAYS AND EASEMENTS, RECORDED AND/OR UNRECORDED.



CURVE	CHORD	CH. LENGTH	RADIUS	DELTA	LENGTH
A	N 18'22'53" E	150.27'	500.00'	171'7"08"	150.84'
B	N 03'49'53" E	102.92'	500.00'	11'48'54"	103.11'
C	N 05'57'27" W	33.84'	250.00'	07'45'45"	33.87'

CURVE	CHORD	CH. LENGTH	RADIUS	DELTA	LENGTH
1	N 56'31'49" W	131.68'	250.00'	30'32'24"	133.26'
2	N 15'08'13" W	22.84'	225.00'	05'49'09"	22.85'
3	N 43'35'16" W	20.31'	250.00'	04'39'19"	20.31'
4	N 09'26'44" E	29.72'	25.00'	72'56'23"	31.83'
5	N 25'50'10" E	21.77'	525.00'	02'22'35"	21.78'
6	N 21'23'28" E	59.65'	525.00'	06'30'49"	59.68'
7	N 08'01'44" E	184.23'	525.00'	20'12'38"	185.19'
8	N 02'36'47" W	5.15'	275.00'	01'04'26"	5.15'
9	S 07'09'07" E	39.81'	225.00'	10'09'04"	39.86'
10	S 00'09'48" W	37.12'	475.00'	04'28'45"	37.13'
11	S 08'54'02" W	107.50'	475.00'	12'59'43"	107.74'
12	S 21'12'40" W	96.22'	475.00'	11'37'34"	96.38'
13	S 70'00'36" W	34.09'	25.00'	85'58'17"	37.51'
14	N 69'24'08" W	20.92'	250.00'	04'47'45"	20.93'
15	N 56'27'36" W	91.50'	250.00'	21'05'21"	92.02'

CERTIFICATE OF APPROVAL OF PUBLIC SANITARY SEWERAGE SYSTEM

I HEREBY CERTIFY THAT THE PUBLIC SANITARY SEWERAGE DISPOSAL SYSTEM IS AVAILABLE TO THE PROPERTY; OR (2), AS SHOWN ON THE ACCOMPANYING PLANS, HAS BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO SPECIFICATIONS; OR (3), THAT A SECURITY IN THE FORM OF \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 1-12-2022

Kevin Boeckel

(PRINT NAME) SENIOR DIRECTOR OR AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL OF PUBLIC WATER SYSTEMS

I HEREBY CERTIFY THAT (1) THE PUBLIC WATER UTILITY SYSTEM OR SYSTEMS INSTALLED, OR PROPOSED FOR INSTALLATION, FULLY MEET THE REQUIREMENTS OF THE LOCAL UTILITY DISTRICT, AND ARE HEREBY APPROVED AS SHOWN OR (2) THAT A SECURITY IN THE FORM OF \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 1-12-2022

Kevin Boeckel

(PRINT NAME) CITY WATER DIRECTOR OR AUTHORIZED REPRESENTATIVE

CERTIFICATE OF ACCURACY

I HEREBY CERTIFY THAT THIS IS A CATEGORY I SURVEY AND THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS 1:10,000 AS SHOWN HEREON. AND THIS SURVEY WAS DONE IN COMPLIANCE WITH CURRENT TENNESSEE MINIMUM STANDARDS OF PRACTICE.

DATE: 12/17/2021

Jeffrey M. Rader

(PRINT NAME) TENNESSEE REGISTERED LAND SURVEYOR

CERTIFICATION OF THE APPROVAL FOR 911-STREET ASSIGNMENT

I HEREBY CERTIFY THAT THE STREET NAME(S), AS NOTED ON THE FINAL PLAT, IS (ARE) APPROVED AS ASSIGNED.

DATE: 1-18-2022

Lesly Munch

(PRINT NAME) WASHINGTON COUNTY 911 ADDRESSING DEPARTMENT

CERTIFICATE OF APPROVAL OF STREETS AND STORM DRAIN SYSTEM

I HEREBY CERTIFY: (1) THAT PUBLIC STREETS AND PUBLIC STORM DRAIN SYSTEMS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO THE SPECIFICATIONS APPROVED BY THE TOWN OF JONESBOROUGH PLANNING COMMISSION OR (2) ADEQUATE RIGHTS-OF-WAY DEDICATION, STREET WIDTH, AND DRAINAGE UPON AN EXISTING PUBLIC STREET SHALL SERVE THESE LOTS AS PROPOSED OR (3) THAT A SECURITY IN THE FORM OF \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 1-12-2022

C. M. M... ..

(PRINT NAME) PUBLIC WORKS DIRECTOR OR AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HERE HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR THE TOWN OF JONESBOROUGH, TENNESSEE, WITH THE EXCEPTION OF SUCH VARIANCES, AND WAIVERS, IF ANY, AS ARE NOTED IN THE MINUTES OF THE TOWN OF JONESBOROUGH PLANNING COMMISSION AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER. IF REQUIRED, A SECURITY IN THE FORM OF \_\_\_\_\_ HAS BEEN POSTED WITH THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 1-10-2022

NTT

(PRINT NAME) SECRETARY OF THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION

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, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

12-21-2021

Thomas Construction Co. Inc.

(PRINT NAME) OWNER

Sheet 2 of 2

**TH&P**

Tysinger, Hampton & Partners, Inc.

Civil Engineering - Surveying - Environmental Consulting

7 WORTH CIRCLE  
JOHNSON CITY, TENNESSEE 37601  
Phone: (423) 282-2687 · Fax: (423) 854-4563  
Email: thp@tysinger-engineering.com  
WWW.TYSINGER-ENGINEERING.COM  
CAD FILE : 1930801s-Phase 3-Section 1.dwg

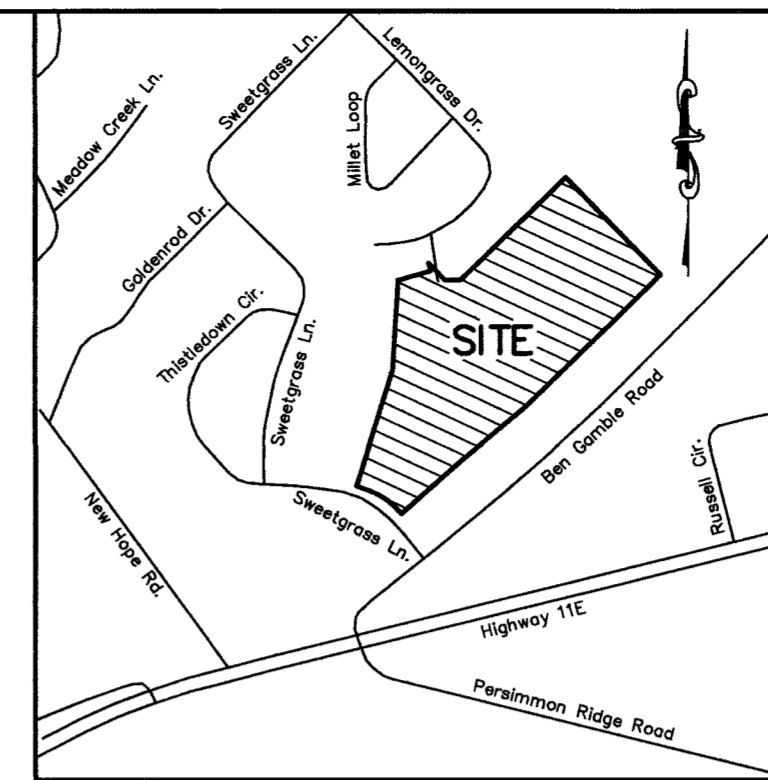
THE MEADOWS SUBDIVISION  
PHASE 3 - SECTION 1

JONESBOROUGH REGIONAL PLANNING COMMISSION

TOTAL ACRES	3.629 Acres ±	TOTAL LOTS	15
ACRES NEW ROAD	1.014 Acres ±	MILES NEW ROAD	0.166 Miles ±
OWNER	THOMAS CONSTRUCTION COMPANY	CIVIL DISTRICT	15th
SURVEYOR	JEFFREY M. RADER	CLOSURE ERROR	1/10,000

SCALE 1" = 50' 0 25 0 50 100 RKT

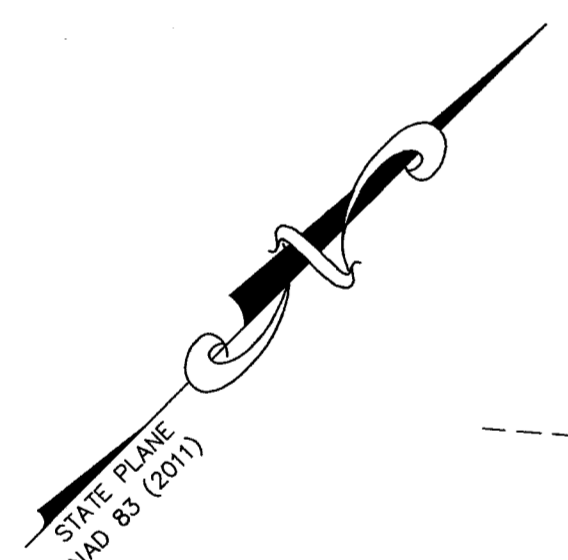
**THE MEADOWS SUBDIVISION  
PHASE 3 - SECTION 2**



**LOCATION MAP**  
N.T.S.

**NOTES :**

- 1.- THERE IS HEREBY ESTABLISHED AN EASEMENT AREA A MINIMUM OF 7.5' WIDE ALONG THE INTERIOR SIDE OF ALL LOT LINES FOR THE INSTALLATION AND MAINTENANCE OF UTILITIES AND THE CONVEYANCE OF STORMWATER RUNOFF. SUCH STANDARD EASEMENT AREA IS IN ADDITION TO ANY OTHER EASEMENTS AS MAY BE DELINEATED ON THE FINAL PLAT. NO PRIMARY OR CUSTOMARY ACCESSORY STRUCTURES MAY BE PLACED WITHIN THE EASEMENTS. MINOR STRUCTURES SUCH AS BUT LIMITED TO FENCES AND PLANTER BOXES MAY BE LOCATED WITHIN THE EASEMENTS BUT THEY MUST NOT BLOCK, RESTRICT, OR DIVERT THE FLOW OF STORMWATER.
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- 4.- IRON RODS ON ALL CORNERS UNLESS OTHERWISE NOTED.
- 5.- COMMON AREA TO BE MAINTAINED BY HOMEOWNERS ASSOCIATION.
- 6.- ALL STREETS ARE TO BE DEDICATED TO THE TOWN OF JONESBOROUGH, TN, UPON RECORDING OF THIS PLAT.
- 7.- THE BUILDING SETBACKS SHALL BE AS PER THE PARTICULAR ZONING ORDINANCE IN EFFECT ON SUBJECT PROPERTY AT THE TIME OF CONSTRUCTION.
- 8.- THE PROPERTY IS SUBJECT TO ALL RIGHT-OF-WAYS AND EASEMENTS, RECORDED AND/OR UNRECORDED.



**CERTIFICATE OF APPROVAL OF PUBLIC SANITARY SEWERAGE SYSTEM**

I HEREBY CERTIFY THAT THE PUBLIC SANITARY SEWER DISPOSAL SYSTEM: (1) IS AVAILABLE TO THE PROPERTY; OR (2), AS SHOWN ON THE ACCOMPANYING PLANS, HAS BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO SPECIFICATIONS; OR (3), THAT A SECURITY IN THE FORM OF \$ \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE 2-9 2022

*[Signature]*  
(PRINT NAME) SEWER DIRECTOR OR AUTHORIZED REPRESENTATIVE



I hereby certify that this is a category I survey and the ratio of precision of the unadjusted survey is 1:10,000 as shown hereon. And this survey was done in compliance with current Tennessee Minimum Standards of Practice.

**CERTIFICATION OF THE APPROVAL FOR 911-STREET ASSIGNMENT**

I HEREBY CERTIFY THAT THE STREET NAME(S), AS NOTED ON THE FINAL PLAT, IS (ARE) APPROVED AS ASSIGNED.

DATE 2-9 2022

*[Signature]*  
(PRINT NAME) WASHINGTON COUNTY 911 ADDRESSING DEPARTMENT

**ROLL/IMG: PB22/482-482  
22003232**

1 PGS-AL-PLAT MAP	
CHELSEIE BATCH 283838 02/17/2022 - 02:06:53 PM	
VALUE	0.00
MORTGAGE TAX	0.00
TRANSFER TAX	0.00
RECORDING FEE	35.00
ARCHIVE FEE	0.00
DP FEE	2.00
REGISTER'S FEE	0.00
TOTAL AMOUNT	37.00

STATE OF TENNESSEE, WASHINGTON COUNTY  
**TERESA H. BOWMAN**  
REGISTER OF DEEDS

**CERTIFICATE OF APPROVAL OF STREETS AND STORM DRAIN SYSTEM**

I HEREBY CERTIFY: (1) THAT PUBLIC STREETS AND PUBLIC STORM DRAIN SYSTEMS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO THE SPECIFICATIONS APPROVED BY THE TOWN OF JONESBOROUGH PLANNING COMMISSION OR (2) ADEQUATE RIGHTS-OF-WAY DEDICATION, STREET WIDTH, AND DRAINAGE UPON AN EXISTING PUBLIC STREET SHALL SERVE THESE LOTS AS PROPOSED OR (3) THAT A SECURITY IN THE FORM OF \$ 2000 AND IN THE AMOUNT OF \$ 2000 HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE 2-14 2022

*[Signature]*  
(PRINT NAME) PUBLIC WORKS DIRECTOR OR AUTHORIZED REPRESENTATIVE

**CERTIFICATE OF APPROVAL FOR RECORDING**

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HERE HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR THE TOWN OF JONESBOROUGH, TENNESSEE, WITH THE EXCEPTION OF SUCH VARIANCES, AND WAIVERS, IF ANY, AS ARE NOTED IN THE MINUTES OF THE TOWN OF JONESBOROUGH PLANNING COMMISSION AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER IF REQUIRED, A SECURITY IN THE FORM OF \$ \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED WITH THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE 2/15 2022

*[Signature]*  
(PRINT NAME) SECRETARY OF THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION

**TH&P**  
**Tysinger, Hampton & Partners, Inc.**  
Civil Engineering - Surveying - Environmental Consulting  
7 WORTH CIRCLE  
JOHNSON CITY, TENNESSEE 37601  
Phone: (423) 282-2687 · Fax: (423) 854-4563  
Email: thp@tysinger-engineering.com  
WWW.TYSINGER-ENGINEERING.COM  
CAD FILE : 1930801s-Phase 3-Section 2.dwg

**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, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

DATE 2-9 2022

*[Signature]* U.P.  
THOMAS CONSTRUCTION CO INC  
(PRINT NAME) OWNER

DATE \_\_\_\_\_ 20\_\_\_\_  
(PRINT NAME) OWNER

**CERTIFICATE OF APPROVAL OF PUBLIC WATER SYSTEMS**

I HEREBY CERTIFY THAT (1) THE PUBLIC WATER UTILITY SYSTEM OR SYSTEMS INSTALLED, OR PROPOSED FOR INSTALLATION, FULLY MEET THE REQUIREMENTS OF THE LOCAL UTILITY DISTRICT, AND ARE HEREBY APPROVED AS SHOWN OR (2) THAT A SECURITY IN THE FORM OF \$ \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE 2-9 2022

*[Signature]*  
(PRINT NAME) (CITY) WATER DIRECTOR OR AUTHORIZED REPRESENTATIVE

**CERTIFICATE OF ACCURACY**

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION AND THE STATE OF TENNESSEE AND THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON, TO THE SPECIFICATIONS OF THE SUBDIVISION REGULATIONS.

DATE 2/09 2022

*[Signature]*  
(PRINT NAME) TENNESSEE REGISTERED LAND SURVEYOR

**THE MEADOWS SUBDIVISION  
PHASE 3 - SECTION 2**

**JONESBOROUGH REGIONAL PLANNING COMMISSION**

TOTAL ACRES	7.709 Acres ±	TOTAL LOTS	37
ACRES NEW ROAD	1.708 Acres ±	MILES NEW ROAD	0.289 Miles ±
OWNER	THOMAS CONSTRUCTION COMPANY	CIVIL DISTRICT	15th
SURVEYOR	JEFFREY M. RADER	CLOSURE ERROR	1/10,000

SCALE 1" = 50' 0 25 50 100 RKT

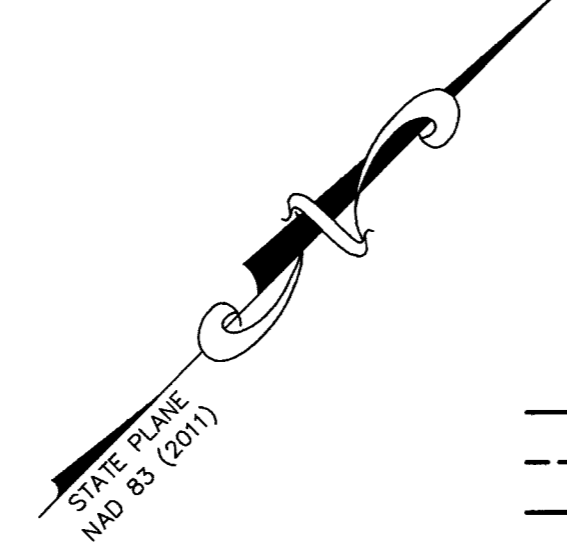
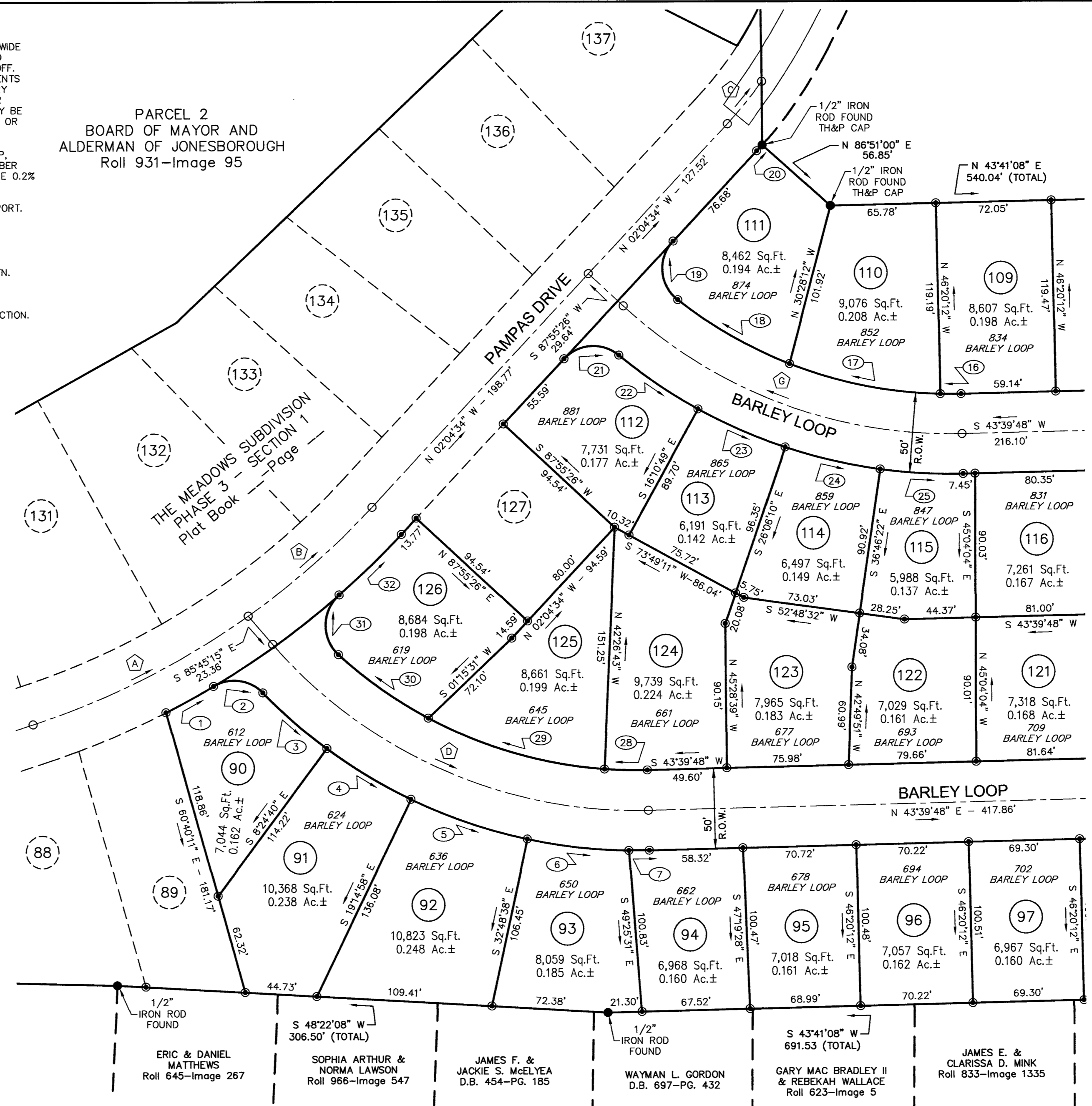
NOTES :

- 1.- THERE IS HEREBY ESTABLISHED AN EASEMENT AREA A MINIMUM OF 7.5' WIDE ALONG THE INTERIOR SIDE OF ALL LOT LINES FOR THE INSTALLATION AND MAINTENANCE OF UTILITIES AND THE CONVEYANCE OF STORMWATER RUNOFF. SUCH STANDARD EASEMENT AREA IS IN ADDITION TO ANY OTHER EASEMENTS AS MAY BE DELINEATED ON THE FINAL PLAT. NO PRIMARY OR CUSTOMARY ACCESSORY STRUCTURES MAY BE PLACED WITHIN THE EASEMENTS. MINOR STRUCTURES SUCH AS BUT LIMITED TO FENCES AND PLANTER BOXES MAY BE LOCATED WITHIN THE EASEMENTS BUT THEY MUST NOT BLOCK, RESTRICT, OR DIVERT THE FLOW OF STORMWATER.
- 2.- THE SUBJECT PROPERTY LIES IN "ZONE X" AS PER THE LATEST FIRM MAP. MAP NUMBERS 47179C0145D AND 47179C0161D, EFFECTIVE DATE SEPTEMBER 29, 2006. ZONE X IS DEFINED AS AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.
- 3.- THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.
- 4.- IRON RODS ON ALL CORNERS UNLESS OTHERWISE NOTED.
- 5.- COMMON AREA TO BE MAINTAINED BY HOMEOWNERS ASSOCIATION.
- 6.- ALL STREETS ARE TO BE DEDICATED TO THE TOWN OF JONESBOROUGH, TN. UPON RECORDING OF THIS PLAT.
- 7.- THE BUILDING SETBACKS SHALL BE AS PER THE PARTICULAR ZONING ORDINANCE IN EFFECT ON SUBJECT PROPERTY AT THE TIME OF CONSTRUCTION.
- 8.- THE PROPERTY IS SUBJECT TO ALL RIGHT-OF-WAYS AND EASEMENTS, RECORDED AND/OR UNRECORDED.

CURVE	CHORD	CH. LENGTH	RADIUS	DELTA	LENGTH
A	N 18°22'53" E	150.27'	500.00'	171°7'08"	150.84'
B	N 03°49'53" E	102.92'	500.00'	11°48'54"	103.11'
C	N 05°57'27" W	33.84'	250.00'	07°45'45"	33.87'
D	N 68°57'16" E	256.33'	300.00'	50°34'58"	264.85'
E	N 01°19'37" W	141.40'	100.00'	89°58'49"	157.05'
F	S 88°40'23" W	141.45'	100.00'	90°01'11"	157.11'
G	S 65°47'37" W	226.03'	300.00'	44°15'38"	231.75'

CURVE	CHORD	CH. LENGTH	RADIUS	DELTA	LENGTH
1	N 16°17'01" E	33.91'	525.00'	03°42'05"	33.92'
2	N 52°40'46" E	30.95'	25.00'	76°29'35"	33.38'
3	N 86°15'27" E	52.90'	325.00'	09°20'13"	52.96'
4	N 76°10'11" E	61.39'	325.00'	10°50'18"	61.48'
5	N 63°58'12" E	76.74'	325.00'	13°33'40"	76.92'
6	N 51°33'51" E	63.71'	325.00'	11°15'02"	63.82'
7	N 44°48'04" E	12.91'	325.00'	02°16'33"	12.91'
8	N 31°15'59" E	53.67'	125.00'	24°47'37"	54.09'
9	N 07°40'18" E	48.55'	125.00'	22°23'44"	48.86'
10	N 14°22'55" W	47.09'	125.00'	21°42'43"	47.37'
11	N 35°46'39" W	45.73'	125.00'	21°04'45"	45.99'
12	N 60°41'37" W	62.07'	125.00'	28°45'10"	62.73'
13	N 88°05'32" W	56.33'	125.00'	26°02'40"	56.82'
14	S 64°43'49" W	61.14'	125.00'	28°18'38"	61.76'
15	S 47°07'09" W	15.07'	125.00'	06°54'43"	15.08'
16	S 45°00'31" W	12.91'	275.00'	02°41'27"	12.92'
17	S 56°24'25" W	96.01'	275.00'	20°06'21"	96.50'
18	S 74°51'21" W	80.31'	275.00'	16°47'31"	80.60'
19	N 49°24'44" W	36.77'	25.00'	94°40'19"	41.31'
20	N 02°36'47" W	5.15'	275.00'	01°04'26"	5.15'
21	N 41°15'22" E	34.31'	25.00'	86°39'53"	37.81'
22	N 79°18'28" E	59.82'	325.00'	10°33'41"	59.91'
23	N 68°47'20" E	59.35'	325.00'	10°28'37"	59.43'
24	N 58°10'59" E	60.80'	325.00'	10°44'04"	60.89'
25	N 48°14'23" E	51.86'	325.00'	09°09'10"	51.92'
26	N 88°40'23" E	106.08'	75.00'	90°01'11"	117.84'
27	S 01°19'37" E	106.05'	75.00'	89°58'49"	117.78'
28	S 46°27'20" W	26.80'	275.00'	05°35'06"	26.81'
29	S 61°14'44" W	114.33'	275.00'	23°59'42"	115.17'
30	S 80°25'21" W	68.74'	275.00'	14°21'31"	68.92'
31	N 44°16'30" W	37.23'	25.00'	96°14'47"	42.00'
32	N 00°53'09" E	54.26'	525.00'	05°55'28"	54.29'

PARCEL 2  
BOARD OF MAYOR AND  
ALDERMAN OF JONESBOROUGH  
Roll 931-Image 95



LEGEND

- - 1/2" IRON ROD SET (TH&P CAP)
- ⑫ - PROPERTY LINE CURVE NUMBER
- Ⓟ - CENTER LINE CURVE NUMBER
- — — — — SUBDIVISION PLAT LINES
- — — — — PROPERTY LINES (SURVEYED)
- — — — — PROPERTY ADJOINING LINES (NOT SURVEYED)

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. And this survey was done in compliance with current Tennessee Minimum Standards of Practice.

CERTIFICATE OF ACCURACY

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION AND THE STATE OF TENNESSEE AND THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON, TO THE SPECIFICATIONS OF THE SUBDIVISION REGULATIONS.

DATE: 2/09/2022

Jeffrey M. Rader

(PRINT NAME) TENNESSEE REGISTERED LAND SURVEYOR

Sheet 2 of 3

**TH&P**  
Tysinger, Hampton & Partners, Inc.  
Civil Engineering - Surveying - Environmental Consulting  
7 WORTH CIRCLE  
JOHNSON CITY, TENNESSEE 37601  
Phone: (423) 282-2687 Fax: (423) 854-4563  
Email: thp@tysinger-engineering.com  
WWW.TYSINGER-ENGINEERING.COM  
CAD FILE : 1930801s-Phase 3-Section 2.dwg

THE MEADOWS SUBDIVISION  
PHASE 3 - SECTION 2

JONESBOROUGH REGIONAL PLANNING COMMISSION

TOTAL ACRES	7.709 Acres ±	TOTAL LOTS	37
ACRES NEW ROAD	1.708 Acres ±	MILES NEW ROAD	0.289 Miles ±
OWNER	THOMAS CONSTRUCTION COMPANY	CIVIL DISTRICT	15th
SURVEYOR	JEFFREY M. RADER	CLOSURE ERROR	1/10,000
SCALE 1" =	50'		

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HERE HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR THE TOWN OF JONESBOROUGH, TENNESSEE, WITH THE EXCEPTION OF SUCH VARIANCES AND WAIVERS, IF ANY, AS ARE NOTED IN THE MINUTES OF THE TOWN OF JONESBOROUGH PLANNING COMMISSION AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER, PROVIDED A SECURITY IN THE FORM OF \_\_\_\_\_ HAS BEEN POSTED WITH THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 2022

(PRINT NAME) SECRETARY OF THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION

CERTIFICATION OF THE APPROVAL FOR 911-STREET ASSIGNMENT

I HEREBY CERTIFY THAT THE STREET NAME(S), AS NOTED ON THE FINAL PLAT, IS (ARE) APPROVED AS ASSIGNED.

DATE: 2-9-2022

Lesley Musick

(PRINT NAME) WASHINGTON COUNTY 911 ADDRESSING DEPARTMENT

CERTIFICATE OF APPROVAL OF STREETS AND STORM DRAIN SYSTEM

I HEREBY CERTIFY: (1) THAT PUBLIC STREETS AND PUBLIC STORM DRAIN SYSTEMS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO THE SPECIFICATIONS APPROVED BY THE TOWN OF JONESBOROUGH PLANNING COMMISSION OR (2) ADEQUATE RIGHTS-OF-WAY DEDICATION, STREET WIDTH, AND DRAINAGE UPON AN EXISTING PUBLIC STREET SHALL SERVE THESE LOTS AS PROPOSED OR (3) THAT A SECURITY IN THE FORM OF \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 2022

(PRINT NAME) PUBLIC WORKS DIRECTOR OR AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL OF PUBLIC SANITARY SEWERAGE SYSTEM

I HEREBY CERTIFY THAT THE PUBLIC SANITARY SEWER DISPOSAL SYSTEM: (1) IS AVAILABLE TO THE PROPERTY; OR (2), AS SHOWN ON THE ACCOMPANYING PLANS, HAS BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO SPECIFICATIONS; OR (3), THAT A SECURITY IN THE FORM OF \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 2-9-2022

Kevin Brobeck

(PRINT NAME) SEWER DIRECTOR OR AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL OF PUBLIC WATER SYSTEMS

I HEREBY CERTIFY THAT (1) THE PUBLIC WATER UTILITY SYSTEM OR SYSTEMS INSTALLED, OR PROPOSED FOR INSTALLATION, FULLY MEET THE REQUIREMENTS OF THE LOCAL UTILITY DISTRICT, AND ARE HEREBY APPROVED AS SHOWN OR (2) THAT A SECURITY IN THE FORM OF \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE: 2-9-2022

Kevin Brobeck

(PRINT NAME) CITY WATER DIRECTOR OR AUTHORIZED REPRESENTATIVE

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, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

DATE: 2-9-2022

Thomas Construction Co. Inc.

(PRINT NAME) OWNER

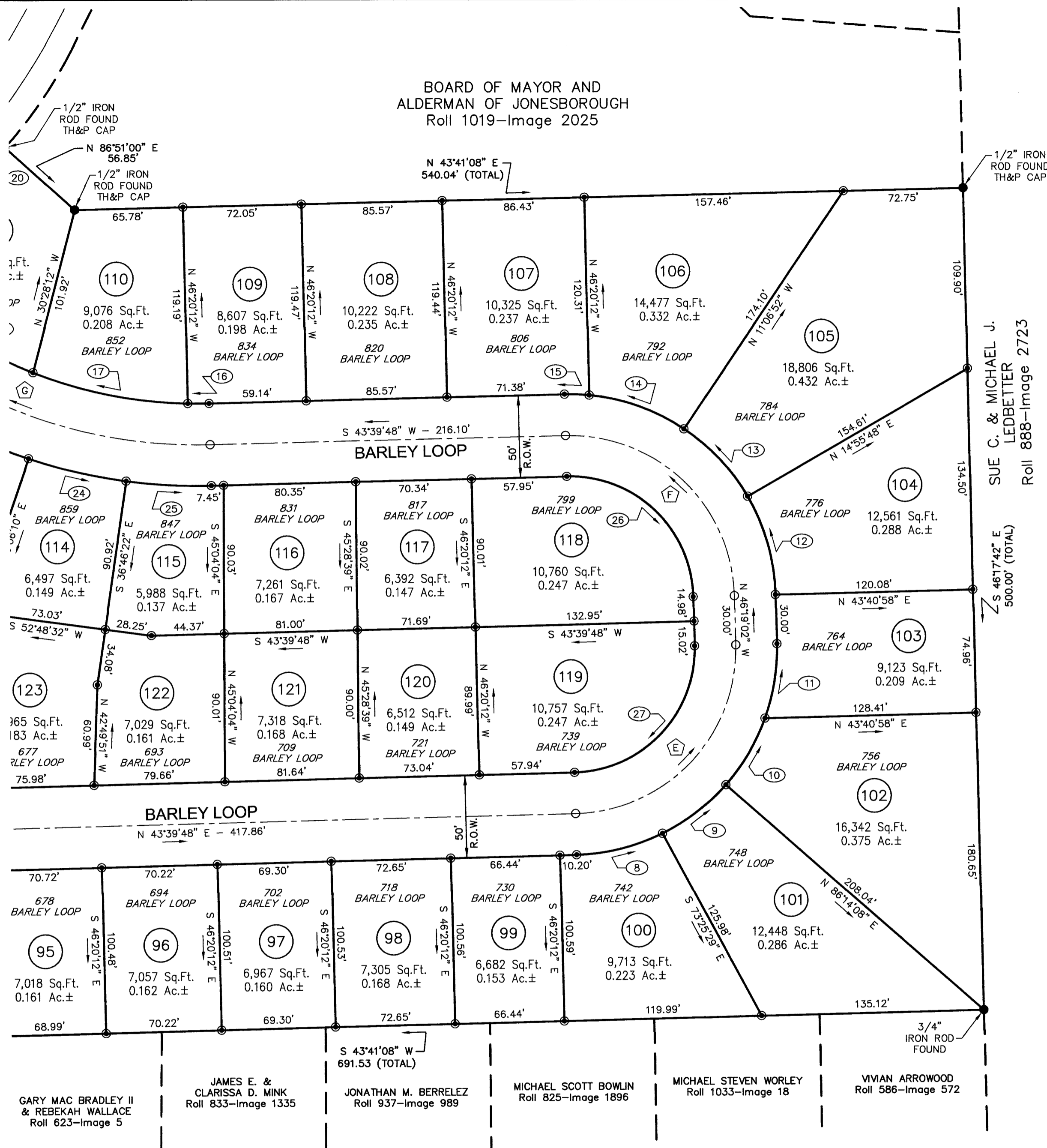
NOTES :

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31	N 44°16'30" W	37.23'	25.00'	96°14'47"	42.00'
32	N 00°53'09" E	54.26'	525.00'	05°55'28"	54.29'

BOARD OF MAYOR AND ALDERMAN OF JONESBOROUGH  
Roll 1019-Image 2025



CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HERE HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR THE TOWN OF JONESBOROUGH, TENNESSEE, WITH THE EXCEPTION OF SUCH VARIANCES, AND WAIVERS, IF ANY, AS ARE NOTED IN THE MINUTES OF THE TOWN OF JONESBOROUGH PLANNING COMMISSION AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER, IF REQUIRED, A SECURITY IN THE FORM OF \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED WITH THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE \_\_\_\_\_ 20\_\_\_\_  
(PRINT NAME) SECRETARY OF THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION

CERTIFICATION OF THE APPROVAL FOR 911-STREET ASSIGNMENT

I HEREBY CERTIFY THAT THE STREET NAME(S), AS NOTED ON THE FINAL PLAT, IS (ARE) APPROVED AS ASSIGNED.  
DATE 2-9 2022  
Lesly Musick

CERTIFICATE OF APPROVAL OF STREETS AND STORM DRAIN SYSTEM

I HEREBY CERTIFY: (1) THAT PUBLIC STREETS AND PUBLIC STORM DRAIN SYSTEMS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO THE SPECIFICATIONS APPROVED BY THE TOWN OF JONESBOROUGH PLANNING COMMISSION OR (2) ADEQUATE RIGHTS-OF-WAY DEDICATION, STREET WIDTH, AND DRAINAGE UPON AN EXISTING PUBLIC STREET SHALL SERVE THESE LOTS AS PROPOSED (3) THAT A SECURITY IN THE FORM OF \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE \_\_\_\_\_ 20\_\_\_\_  
(PRINT NAME) PUBLIC WORKS DIRECTOR OR AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL OF PUBLIC SANITARY SEWERAGE SYSTEM

I HEREBY CERTIFY THAT THE PUBLIC SANITARY SEWER DISPOSAL SYSTEM: (1) IS AVAILABLE TO THE PROPERTY; OR (2), AS SHOWN ON THE ACCOMPANYING PLANS, HAS BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO SPECIFICATIONS; OR (3), THAT A SECURITY IN THE FORM OF \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE 2-9 2022  
Kevin Berrelez  
(PRINT NAME) SEWER DIRECTOR OR AUTHORIZED REPRESENTATIVE

CERTIFICATE OF APPROVAL OF PUBLIC WATER SYSTEMS

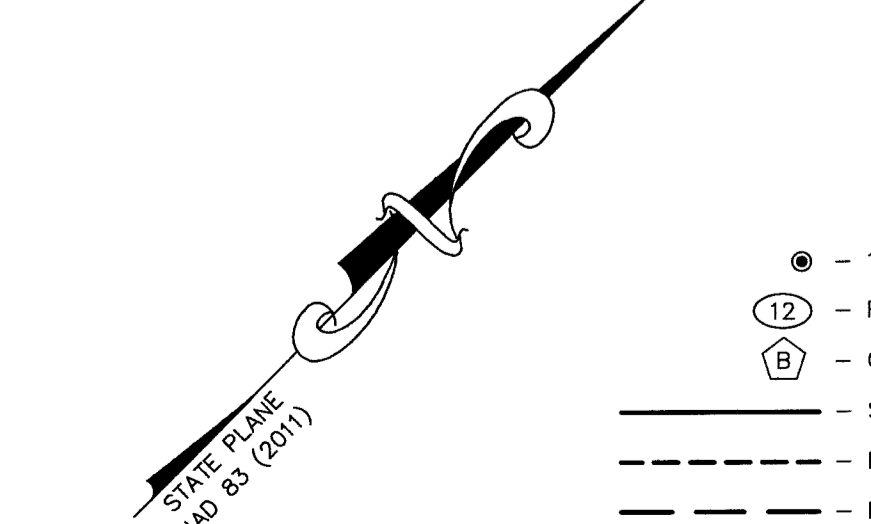
I HEREBY CERTIFY THAT (1) THE PUBLIC WATER UTILITY SYSTEM OR SYSTEMS INSTALLED, OR PROPOSED FOR INSTALLATION, FULLY MEET THE REQUIREMENTS OF THE LOCAL UTILITY DISTRICT, AND ARE HEREBY APPROVED AS SHOWN OR (2) THAT A SECURITY IN THE FORM OF \_\_\_\_\_ AND IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN POSTED TO ENSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.

DATE 2-9 2022  
Kevin Berrelez  
(PRINT NAME) CITY WATER DIRECTOR OR AUTHORIZED REPRESENTATIVE

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNERS(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ESTABLISH THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

2-9 2022  
Thomas Construction Co. Inc.  
(PRINT NAME) OWNER  
\_\_\_\_\_  
\_\_\_\_\_  
(PRINT NAME) OWNER



I hereby certify that this is a category I survey and the ratio of precision of the unadjusted survey is 1:10,000 as shown hereon. And this survey was done in compliance with current Tennessee Minimum Standards of Practice.

CERTIFICATE OF ACCURACY

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE TOWN OF JONESBOROUGH REGIONAL PLANNING COMMISSION AND THE STATE OF TENNESSEE AND THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON, TO THE SPECIFICATIONS OF THE SUBDIVISION REGULATIONS.  
DATE 2/09 2022  
Kevin Berrelez  
(PRINT NAME) TENNESSEE REGISTERED LAND SURVEYOR

**TH&P**  
**Tysinger, Hampton & Partners, Inc.**  
Civil Engineering - Surveying - Environmental Consulting  
7 WORTH CIRCLE  
JOHNSON CITY, TENNESSEE 37601  
Phone: (423) 282-2687 Fax: (423) 854-4563  
Email: thp@tysinger-engineering.com  
WWW.TYSINGER-ENGINEERING.COM  
CAD FILE : 1930B01s-Phase 3-Section 2.dwg

Sheet 3 of 3

THE MEADOWS SUBDIVISION  
PHASE 3 - SECTION 2

JONESBOROUGH REGIONAL PLANNING COMMISSION

TOTAL ACRES	7.709 Acres ±	TOTAL LOTS	37
ACRES NEW ROAD	1.708 Acres ±	MILES NEW ROAD	0.289 Miles ±
OWNER	THOMAS CONSTRUCTION COMPANY	CIVIL DISTRICT	15th
SURVEYOR	JEFFREY M. RADER	CLOSURE ERROR	1/10,000

SCALE 1" = 50' RKT