

1ST CIVIL DISTRICT
AMENDED PLAT
FOR

SAWYER'S RIDGE PHASE III

DEVELOPER: D.H. DEVELOPMENT, LLC
ADDRESS: 1400 16TH STREET, STE 320
DENVER, CO 80202
TELEPHONE: 865-257-3722

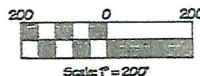
SURVEYOR: CHRISTOPHER M. VICK
ADDRESS: 2772 Hidden Cove Road
COCKEVILLE, TN 38506
TELEPHONE: 931-572-1286

ENGINEER: _____
ADDRESS: _____
TELEPHONE: _____

OWNER: D.H. DEVELOPMENT, LLC
ADDRESS: 1400 16TH STREET, STE 320
DENVER, CO 80202
TELEPHONE: 865-257-3722

ACREAGE SUBDIVIDED: 70.34 LOTS: 6
DEED BOOK REFERENCE: Book 271 Page 775
DEED BOOK REFERENCE: Book 271 Page 781

SCALE: 1"=200'-0" DATE: 29 APRIL 2021
TAX MAP: 73 PARCEL NO: 100
20.00



State Plane
GCS North

DH DEVELOPMENT, LLC
Lot 53 of Sawyer's Ridge
Map 84 Parcel 533
Book 225 Page 656
PS 75 Page 41

CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
01	182.77	197.50	N 56°59'29" E	184.55
02	50.00	18.85	N 56°59'29" E	18.85
03	50.00	18.85	S 20°00'00" E	18.85
04	192.72	193.39	S 24°33'33" E	192.03
05	118.27	148.66	N 40°21'02" E	148.29
06	50.00	12.56	N 21°02'29" E	12.33
07	172.19	183.53	N 41°22'29" E	183.22
08	444.92	395.69	S 22°32'29" E	395.51
09	3283.74	182.89	S 29°42'04" W	182.83
10	174.51	109.84	S 37°22'02" E	107.72
11	1264.03	89.29	S 49°23'29" E	89.27
12	235.76	155.34	S 01°47'12" W	155.06
13	192.10	20.82	S 25°00'00" E	20.79
14	515.35	197.73	S 53°20'29" E	197.69
15	531.48	193.81	S 29°44'24" W	193.21
16	1255.97	75.74	S 03°31'29" W	75.33
17	174.51	6.85	S 15°42'29" E	6.89
18	174.75	60.18	S 04°22'47" W	79.45
19	402.03	69.22	S 49°23'29" E	69.10
20	1275.57	105.82	S 21°21'02" E	104.78
21	228.34	61.25	S 59°26'19" E	180.72
22	50.00	0.77	S 60°00'00" E	10.47
23	697.92	91.47	S 07°31'02" E	91.29
24	1254.09	102.45	S 46°40'39" W	234.57
25	1800.89	102.69	S 49°40'11" E	180.27
26	1540.84	133.02	S 07°31'02" E	180.27
27	1401.17	134.89	S 65°40'31" E	134.52
28	28.00	42.55	S 09°22'49" E	137.29
29	28.00	11.21	S 27°02'03" W	11.32

LINE	BEARING	DISTANCE
L1	S 50°19'17" E	97.97
L2	S 25°56'10" E	123.87
L3	N 44°44'49" E	130.89
L4	N 01°31'35" E	80.99
L5	N 40°21'02" W	70.75
L6	N 22°02'50" W	125.57
L7	N 79°02'04" W	84.55
L8	N 50°00'00" W	65.82
L9	N 29°50'22" E	41.40
L10	N 02°14'42" E	25.27
L11	N 69°23'49" E	69.22
L12	S 49°23'29" E	60.89
L13	S 42°01'03" E	155.93
L14	N 01°22'40" E	180.29
L15	N 02°28'49" E	97.19
L16	N 29°47'29" E	22.41
L17	N 49°00'00" E	180.24
L18	N 01°31'35" E	150.55
L19	N 02°28'49" E	48.46
L20	N 77°22'49" E	34.23
L21	S 03°30'12" E	134.23
L22	S 03°30'12" E	144.50
L23	N 46°23'02" E	125.82
L24	N 50°00'00" E	23.53
L25	N 14°44'49" E	131.26
L26	S 03°30'12" E	12.82
L27	S 07°35'30" E	136.85
L28	S 50°32'29" E	92.25
L29	N 03°30'12" E	125.82
L30	N 00°00'00" E	160.31
L31	S 52°29'19" W	75.33
L32	S 22°23'07" W	84.55
L33	S 59°46'49" E	79.47
L34	N 08°40'02" E	122.21
L35	S 65°40'31" E	134.52
L36	S 59°31'34" W	11.32

SAWYER'S RIDGE

DH DEVELOPMENT, LLC
Map 75 Parcel 100
Book 271 Page 781

STEPHANE BELLESHEM &
BRETT BELLESHEM
Map 84 Parcel 800
Book 281 Page 208

GPS CERTIFICATION

I, Christopher M. Vick, hereby certify that this map was drawn under my supervision from an actual GPS survey made under my supervision and the following information was used to perform the survey:
(a) Type of Survey: Real Time Kinematic
(b) Horizontal Accuracy: 0.05 feet
(c) Date of Survey: 03 December 2020
(d) Equipment: NAD83(2011) Epoch 2020.02
(e) National/Post-control used: TN01 GNSS Network
(f) Control Model: Code2A
(g) Combined grid factor(s): 0.98393488

LEGEND

△	CORNER
▽	POINT ON A BLUFF
—	POWER POLE
○	1/2" PILE (40')
○	ROAD
⊙	REBAR (found)
⊙	IRON PIN

Note: Every document of record reviewed and confirmed as a part of this survey is noted hereon. This survey is prepared from the current deed of record and does not represent a title search or a guarantee of title and is subject to any state of facts that a current accurate title search will reveal.

This is a boundary line survey. There is absolutely no certification made as to the existence or non-existence of the following: wetlands; easements or rights-of-way unless otherwise noted hereon; sub-surface utilities or streams; above ground utilities other than those which are clearly shown and labeled as such hereon; buildings, structures, ponds, lakes or streams other than those which are clearly shown and labeled as such hereon; flood areas or designated flood zones unless otherwise noted; or any and all other land features that could be deemed topographic.

Note: The plat drawn hereon is subject to regulatory authority and is subject to change according to physical evidence (i.e. bluffs, pointed trees, roads, lakes, ponds, initials of owners, etc.).

Note: This property may be subject to utility lines, easements and/or rights-of-way.

I hereby certify that this is a category II & IV survey and that the ratio of precision of the unadjusted survey is at minimum 1/7500 as shown hereon and has been performed in compliance with current Tennessee Minimum Standards of Practice.

Drawn by: CDM File No: 17-16164 Sawyer's Ridge Phase III

05/21/2021 - 01:02:15 PM
21001986

1 PGSAL-PLAT
BATCH: 55557

PLAT BOOK: PS
PAGE: 73

REC FEE: 15.00
DP FEE: 2.00
TOTAL: 17.00

STATE OF TENNESSEE, HENRY COUNTY
TRISH SLAVEN
SOUTH OF OFFICE

CERTIFICATE OF ACCURACY

I hereby certify that the plan shown on this map is a true and correct survey to the accuracy required by the Tennessee Surveyors and Examiners for Land Surveyors and is shown hereon to the specifications required for Land Surveyors.

19 May 2021
Date



Christopher M. Vick, RLS #2164
VICK SURVEYING, LLC
2772 Hidden Cove Road, Cockeville, TN 38506-1286