

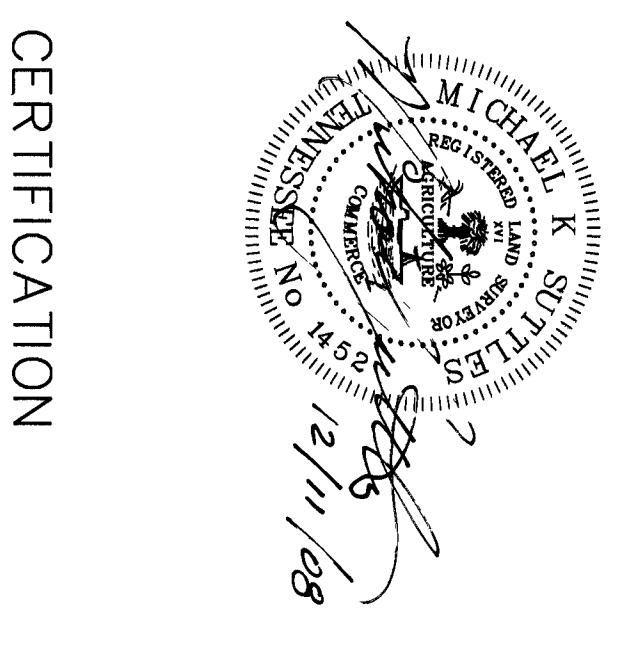
- NOTES
- 1 THIS IS AN SITEPLAN WHICH CONSISTS OF INDIVIDUAL ASBUILT SURVEYS PERFORMED AT VARIOUS POINTS IN TIME FOR GATLINBURG FALLS RESORT. IF ADDITIONAL DECKS AND PORCHES HAVE BEEN ADDED AFTER THE INITIAL SURVEY, THIS MAY BE PERMISSIBLE WITHIN THE COMMON AREA, REFER TO THE MASTER DEED OF RECORD IN INSTRUMENT BOOK 1643, PAGE 467
 - 2 THIS PLANNED UNIT DEVELOPMENT FALLS UNDER THE HORIZONTAL PROPERTY ACT. NO ACTUAL LAND IS BEING TRANSFERRED.
 - 3 THE TOTAL ACREAGE FOR THIS SITE IS 37.19 ACRES OR 1,620.058 SQ FT.
 - 4 REFERENCE THE LAST BOUNDARY SURVEY PLAT OF RECORD, WHICH COMBINED ADDITIONAL PROPERTY, RECORDED IN LARGE MAP BOOK 7, PAGE 59.
 - 5 THIS PROPERTY IS CURRENTLY ZONED R-1 IN A PLANNED UNIT DEVELOPMENT. THE SETBACK IS 25 FEET FROM THE EXTERIOR PROPERTY LINE. THERE IS A 15 FOOT BUILDING SETBACK FROM THE EDGE OF DRIVE ISLE. BUILDINGS SHALL BE PLACED NO CLOSER THAN 20 FEET APART.
 - 6 ALL STREETS AND UTILITIES WITHIN THE P.U.D. TO REMAIN PRIVATELY OWNED AND MAINTAINED.
 - 7 THE ROADWAY AND DRIVEWAY INFORMATION SHOWN IS APPROXIMATE AND BASED ON CIVIL DESIGN PLANS. ELEMENTS HAVE NOT BEEN SURVEYED IN THE ASBUILT CONDITION.
 - 8 THERE ARE A TOTAL OF 108 SITES WITHIN THIS RESORT.

LEGEND

○	IRON PIN FOUND
○	CALC POINT
□	ASBUILT EXISTING BUILDING
⊙	PROPERTY CORNER NUMBER/COORD POINT

SURVEY REQUESTED BY
GATLINBURG FALLS, L.L.C.
 RICHARD A STRAUSS
 1310 LADY STREET
 9TH FLOOR, KEENAN BLDG.
 COLUMBIA, SC 29201
 PHONE (803) 779-7472

ASBUILT P.U.D. SITE PLAN
 A PLANNED UNIT DEVELOPMENT IN ACCORDANCE WITH
 A TCA 66-27-203 & 406.4 (10) OF THE GATLINBURG
 MUNICIPAL ZONING ORDINANCE
GATLINBURG FALLS
 SITES 1 - 108
 A PLANNED UNIT DEVELOPMENT
 ± 37.19 ACRES
 CITY OF GATLINBURG
 ELEVENTH (11th) CIVIL DISTRICT
 SEVIER COUNTY



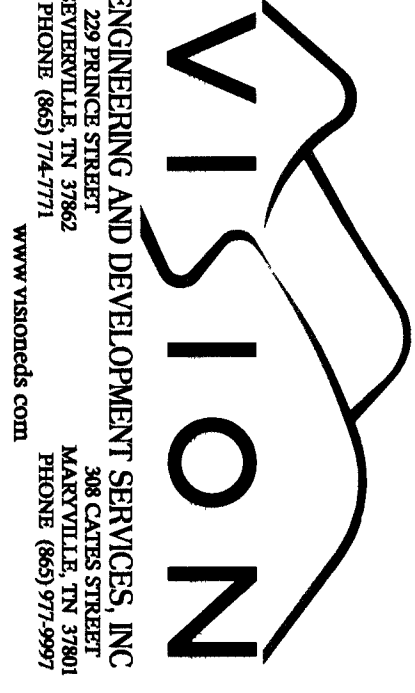
CERTIFICATION

TO GATLINBURG FALLS, L.L.C.
 C/O RICHARD A STRAUSS
 1310 LADY STREET
 9TH FLOOR, KEENAN BLDG.
 COLUMBIA, SOUTH CAROLINA 29201

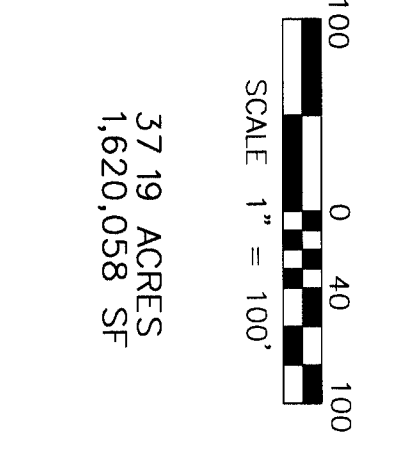
I CERTIFY THAT THIS SURVEY MEETS OR EXCEEDS THE REQUIREMENTS OF A CATEGORY 1 SURVEY AND THAT THE RATIO OF PRECISION OF THE ORIGINAL FIELD MEASUREMENTS IS BETTER THAN 1:10,000.

I FURTHER CERTIFY THAT THIS SURVEY WAS PERFORMED UNDER MY DIRECT SUPERVISION, THAT THIS DRAWING ACCURATELY DEPICTS THE SURVEY, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF. FIELD WORK WAS COMPLETED ON REVISION 11 DECEMBER 2008.

THE MONUMENTS SHOWN WERE IN PLACE ON THAT DATE THIS IS TO CERTIFY THAT I HAVE EXAMINED THE FLOOD INSURANCE RATE MAP AND FOUND THE HEREON DESCRIBED PROPERTY NOT TO BE LOCATED IN A SPECIAL FLOOD HAZARD AREA.



ENGINEERING AND DEVELOPMENT SERVICES, INC.
 1000 W. STATE ST. SUITE 200
 SEVIERVILLE, TN 37862
 PHONE (865) 744-7771
 WWW.VISIONSD.COM



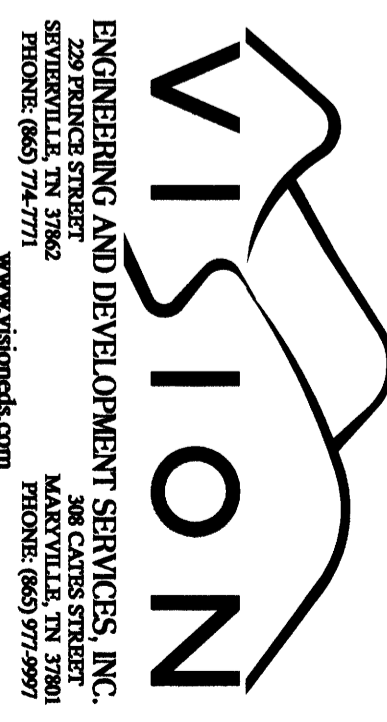
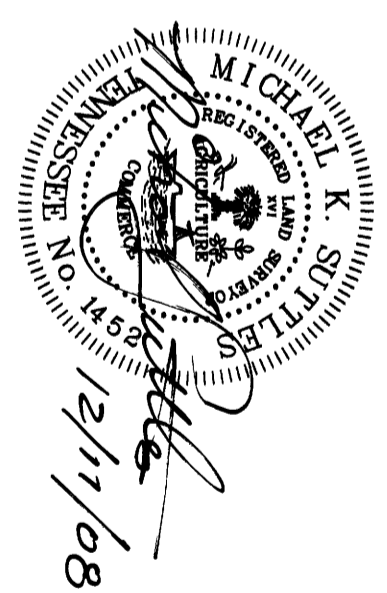
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TOTAL LOTS	108
TOTAL ACRES	37.19
PLANNING FEE	400
CONSTRUCTION TAX	400
INSURANCE FEE	400
RECORDING FEE	400
MARKETING FEE	400
DESIGN FEE	400
PERMIT FEE	400
OTHER FEE	400
TOTAL FEE	3,200

STATE OF TENNESSEE SEVIER COUNTY
 SHERY R. ROBERTSON HUSKEY

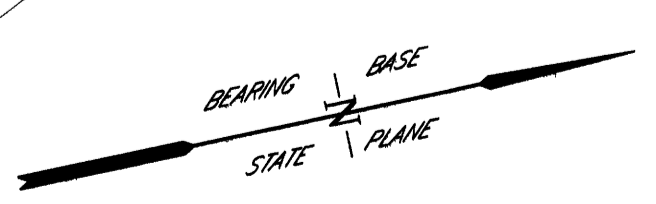
SCALE 1"=100'
 37.19 ACRES
 1,620,058 SF

SCALE 1"=100'
 REVISED 11 DECEMBER 2008
 SHEET 1 OF 2



RAYMOND B. DEAN, T
W.D.B. 623 PAGE 516 7
TAX MAP 117 PARCEL

ENGINEERING AND DEVELOPMENT SERVICES, INC.
1000 CROSS STREET
MEMPHIS, TN 38103
PHONE: (901) 744-7771
www.visionde.com



TOWN LARGE MAP	
ACRES	0.00
UNIMPAVED TAX	0.00
IMPROVED TAX	0.00
REVENUE	0.00
TOTAL TAX	0.00
SHEPHERD ROBERTSON HUSKEY REGISTERED ENGINEER	

ASBULLT P.U.D. SITE PLAN

A PLANNED UNIT DEVELOPMENT IN ACCORDANCE WITH
TCA 66-27-103 & 406.4(TC) OF THE GATLINBURG
MUNICIPAL ZONING ORDINANCE

**GATLINBURG FALLS
SITES 1 - 108**

A PLANNED UNIT DEVELOPMENT
+ 37.19 ACRES

CITY OF GATLINBURG
ELEVENTH (11th) CIVIL DISTRICT
SEVIER COUNTY

Microfilm & Scanning Services
Pleasant Valley
Microfilm By
LARGE MAP BOOK 5, PAGE 171
LARGE MAP BOOK 7, PAGE 60
MASTER DEED D.B. 1643, PG. 467
TAX MAP 117P, GROUP "E", PARCEL 1.00

SCALE 1"=60' REVISED 11 DECEMBER 2008
SHEET 2 of 2



BILL A. MCCARTER & POLLY
W.D.B. 4109 PARCEL 171.00
TAX MAP 117

VIRGINIA GRIFFITH
W.D.B. 308 SUBDIVISION
KINGSBORO TO PAGE 00
MAP BOOK 117-A-12
TAX MAP LOT 6

PHILIP & LAURA
HOWARD
W.D.B. 1624 PAGE 256
KINGSBORO TO 10-13-00
TAX MAP LOT 7

W.D.B. 123 PARADISE
KINGSBORO TO PAGE 68
MAP BOOK 117-A-5-00
TAX MAP LOT 14

BILLIE B. BRANTON
W.D.B. 287 PAGE 68
KINGSBORO TO PAGE 00
MAP BOOK 117-A-4
TAX MAP LOT 15

W.D.B. 187
KINGSBORO TO PAGE 10
MAP BOOK 117-A-9-00
TAX MAP LOT 66

RICHARD E. BRENNAN & MARTHA J
W.D.B. 294 PAGE 671
W.D.B. 293 PAGE 859
W.D.B. 238 PAGE 377
W.D.B. 14831 PARCEL 14.00
TAX MAP 117 PARCEL

ELMO TIPTON & JOY
W.D.B. 35 PARCEL 9.00
TAX MAP 117 PARCEL

JEFFERY & SHERI
W.D.B. 87 PAGE
TAX MAP 117 PARCEL

LARRY G. R
W.D.B. 17 PAGE
TAX MAP 117 PARCEL