

**OVERALL FLOOR PLAN - EXISTING**

NOT TO SCALE

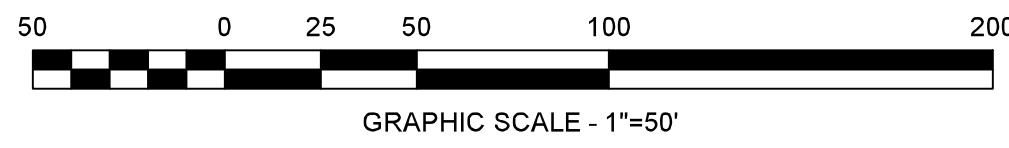
JUNE 8, 2018

EXISTING FLOOR PLAN AT  
**3015 E. GOVERNOR JOHN SEVIER HIGHWAY**  
 KNOXVILLE, TENNESSEE

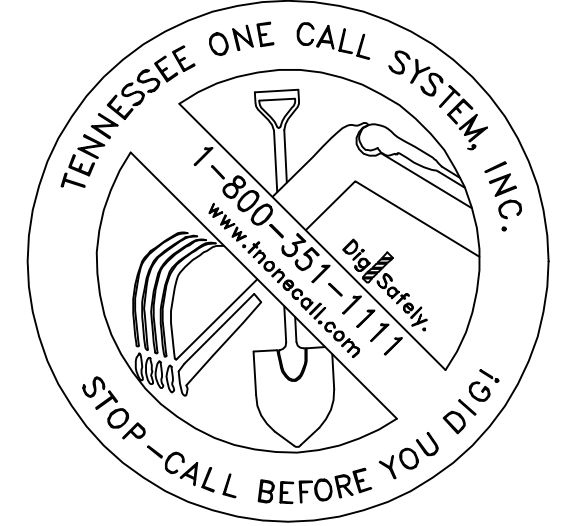
**LINDSAY &  
 MAPLES**

**LEGEND OF SYMBOLS**

- SPK SPRINKLER VALVE
- WV WATER VALVE
- FH FIRE HYDRANT
- MH SANITARY MANHOLE
- SEWER LINE
- PP POWER POLE
- LP LIGHT POLE
- OVERHEAD UTILITY LINES
- CONCRETE
- PAVEMENT
- IPO(F) IRON PIN-OLD (FOUND)
- IPN(S) IRON PIN-NEW (SET)



**NOTE:**  
 1.) THE UNDERGROUND UTILITIES SHOWN, IF ANY, HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED.  
 THE SURVEYOR HAS NOT PHYSICALLY LOCATED ALL UNDERGROUND UTILITIES. VERIFY EXACT SIZE AND LOCATION AND DEPTH OF ALL UNDERGROUND UTILITIES WITH THE PROPER LOCAL AUTHORITIES BEFORE EXCAVATION OR CONSTRUCTION.



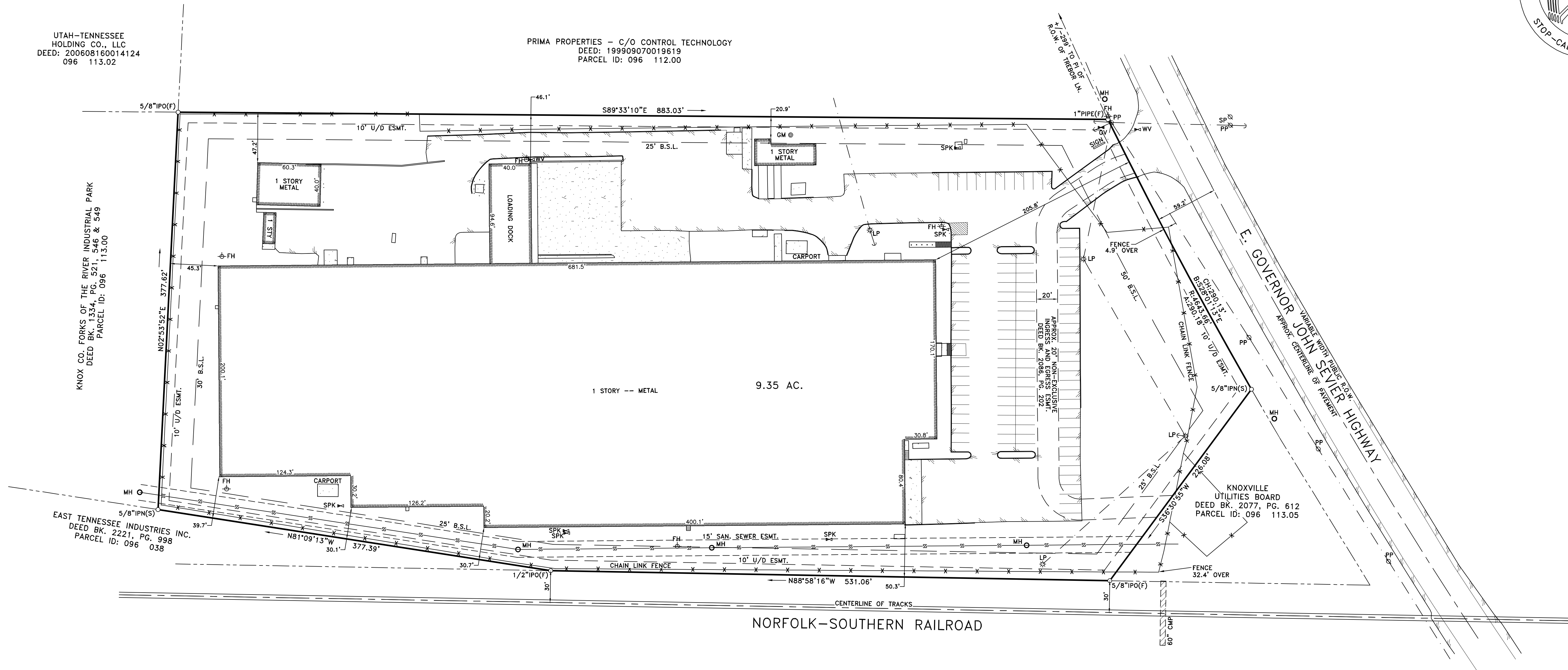
UTAH-TENNESSEE HOLDING CO., LLC  
 DEED: 200608160014124  
 096 113.02

PRIMA PROPERTIES - C/O CONTROL TECHNOLOGY  
 DEED: 199909070019619  
 PARCEL ID: 096 112.00

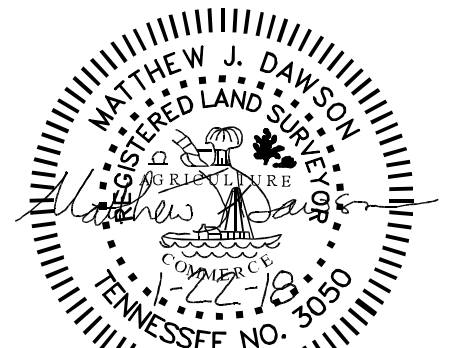
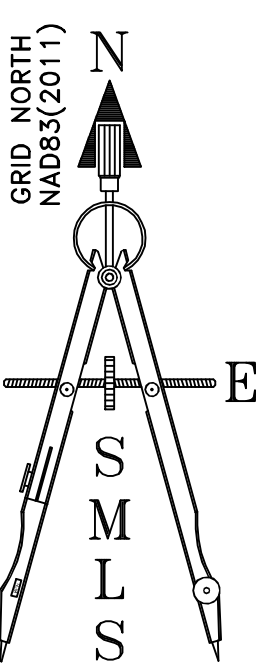
KNOX CO. FORKS OF THE RIVER INDUSTRIAL PARK  
 DEED BK. 1334, PG. 321, 546 & 549  
 PARCEL ID: 096 113.00

EAST TENNESSEE INDUSTRIES INC.  
 DEED BK. 2221, PG. 998  
 PARCEL ID: 096 038

KNOXVILLE UTILITIES BOARD  
 DEED BK. 2077, PG. 612  
 PARCEL ID: 096 113.05



NORFOLK-SOUTHERN RAILROAD



THIS IS TO CERTIFY THAT THIS SURVEY MEETS THE MINIMUM STANDARDS FOR THE STATE OF TENNESSEE.  
 I DO HEREBY CERTIFY THAT THIS IS A CATEGORY 1 SURVEY AND THAT THE RATIO OF ERROR OF THE UNADJUSTED SURVEY IS NOT GREATER THAN 1 IN 10,000 AS SHOWN HEREON.  
 THIS SURVEY IS SUBMITTED FOR THE SOLE AND EXCLUSIVE USE AND BENEFIT OF THE PERSON OR INSTITUTION NAMED ON THIS SURVEY. NO OTHER OR FURTHER USE MAY BE MADE OF THIS SURVEY WITHOUT PRIOR WRITTEN CONSENT OF MATTHEW J. DAWSON R.L.S. NO. 30350.

THIS IS TO CERTIFY THAT I HAVE EXAMINED THE FEDERAL INSURANCE ADMINISTRATION FLOOD HAZARD MAP AND FOUND THE DESCRIBED NOT TO BE LOCATED IN A SPECIAL FLOOD HAZARD AREA.

- NOTES:**
- 1.) SUBJECT TO EASEMENTS OR RIGHTS-OF-WAYS, OR CLAIMS OF EASEMENTS OR RIGHT-OF-WAYS, NOT SHOWN BY THE PUBLIC RECORDS.
  - 2.) THIS SURVEY WAS PREPARED WITH REFERENCES TO THE TITLE COMMITMENT OF OLD REPUBLIC NATIONAL TITLE INSURANCE CO., COMMITMENT NO. 16829.PFD/16829/11, WITH AN EFFECTIVE DATE OF NOVEMBER 8, 2017 AT 08:00 AM.
  - 3.) PROPERTY IS ZONED: KNOX COUNTY - "I" INDUSTRIAL. PROPERTY IS SUBJECT TO ANY AND ALL RESTRICTIONS, CONDITIONS, PLANNING COMMISSION REGULATIONS, ZONING ORDINANCES, RIGHTS-OF-WAY, EASEMENTS, AND BUILDING SETBACK REQUIREMENTS, IF ANY, AFFECTING SAID PROPERTY.
  - 4.) GRID NORTH IS BASED ON THE TDOT GNSS REFERENCE NETWORK.
  - 5.) THIS SURVEY WAS PREPARED USING A COMBINATION OF TOTAL STATION AND R.T.K. G.P.S. DATA COLLECTION. G.P.S. RECEIVER INFO: SPECTRA SP80 - S/M 5425900072 G.P.S. DATA COLLECTED HAD A SOFTWARE GENERATED R.M.S. OF LESS THAN 0.1 FEET.
  - 6.) PROPERTY IS SUBJECT TO RESTRICTIONS OF RECORD UNDER DEED BK. 1356, PG. 637, AND DEED BK. 1497, PG. 328.

HBC WAREHOUSE HOLDINGS PARTNERS,  
 CBCB BANK,  
 OLD REPUBLIC NATIONAL TITLE INS. CO.,  
 MELROSE TITLE COMPANY, LLC

SURVEY FOR \_\_\_\_\_ COUNTY KNOX CITY \_\_\_\_\_ WARD \_\_\_\_\_ STATE TN  
 DISTRICT 8  
 LOT NO. \_\_\_\_\_ BLOCK \_\_\_\_\_ IN PROP. OF KNOX CO. FORKS OF THE RIVER IND. PARK  
 ADDRESS 3015 E. GOVERNOR JOHN SEVIER HWY.  
 PLAT REFERENCE CAB. G, SLIDE 280-D  
 DEED REFERENCE 200103060058345  
 TAX MAP 096 GROUP \_\_\_\_\_ PARCEL 114.00  
 CITY BLOCK NO. \_\_\_\_\_ SCALE 1"=50'  
 DATE 01/22/2017 REVISION DATE \_\_\_\_\_  
 GENUS TRACT NO. 54.01 DRAWN BY ASR/MJD  
 BEARING BASE GRID NORTH

**SMS**  
 SMOKY MOUNTAIN LAND SURVEYING CO., INC.  
 MATTHEW J. DAWSON  
 R.L.S. #3050  
 P.O. BOX 9691  
 KNOXVILLE, TN 37940  
 PH: (865) 579-4075  
 FAX: (865) 333-5788  
 WWW.SMSURVEY.COM  
 SMLS DWG NO. 180001