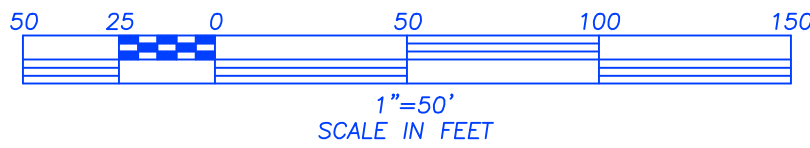


LEGEND		
P.B.	POINT OF BEGINNING	⊗
P.O.C.	POINT OF COMMENCEMENT	⊗
IPS	1/2" REBAR SET	⊗
IPF	1/2" REBAR FOUND	⊗
PKF	PK NAIL FOUND	⊗
MNS	MAG NAIL SET	⊗
CTF	CRIMP TOP PIPE FOUND	⊗
OTF	OPEN TOP PIPE FOUND	⊗
CMF	CONCRETE MONUMENT FOUND	⊗
DI	DROP INLET	⊗
CI	CATCH INLET	⊗
YI	YARD INLET	⊗
OCS	OUTLET CONTROL STRUCTURE	⊗
JB	JUNCTION BOX	⊗
SWCB	SINGLE WING CATCH BASIN	⊗
DWCB	DOUBLE WING CATCH BASIN	⊗
HW	HEADWALL	⊗
FES	FLARED END SECTION	⊗
CMP	CORRUGATED METAL PIPE	⊗
RCP	REINFORCED CONCRETE PIPE	⊗
SS	SANITARY SEWER	⊗
F.M.E.	FORCE MAIN EASEMENT	⊗
S.S.E.	SANITARY SEWER EASEMENT	⊗
D.E.	DRAINAGE EASEMENT	⊗
W.E.	WATER EASEMENT	⊗
C.L.	CENTER LINE	⊗
DIP	DUCTILE IRON PIPE	⊗
B.L.	BUILDING LINE	⊗
⊗	FIRE HYDRANT	
⊗	WATER VALVE	
⊗	WATER METER	
⊗	GAS METER	
⊗	POWER METER	
⊗	ELECTRICAL BOX	
⊗	POWER POLE	
⊗	GUY WIRE	
⊗	LIGHT POLE	
⊗	OVERHEAD ELECTRICAL	
⊗	TELEPHONE PEDESTAL	
⊗	ROOF DRAIN	
⊗	WEIR INLET	
⊗	JUNCTION BOX	
⊗	SINGLE WING CATCH BASIN	
⊗	DOUBLE WING CATCH BASIN	
⊗	HEAD WALL	
⊗	FLARED END SECTION	
⊗	UNDERGROUND GAS LINE	
⊗	UNDERGROUND WATER LINE	
⊗	UNDERGROUND ELECTRIC LINE	
⊗	UNDERGROUND TELECOM	
⊗	SANITARY SEWER LINE	
⊗	SANITARY SEWER MANHOLE	
⊗	CLEAN OUT	
⊗	GREASE TRAP	
⊗	FENCE	
⊗	BOLLARD	



CREEK TRAVERSE TABLE		
LINE	BEARING	DISTANCE
L1	S86°00'13"E	55.60'
L2	S54°26'21"E	39.52'
L3	N85°15'52"E	65.18'
L4	N89°36'03"E	65.53'
L5	N39°26'01"E	55.94'
L6	N60°19'44"E	41.91'
L7	S64°32'49"E	42.42'
L8	S88°00'19"E	31.67'
L9	N87°32'55"E	41.91'
L10	N88°17'43"E	62.01'
L11	N78°14'29"E	75.85'
L12	N55°25'33"E	26.36'
L13	S73°25'28"E	29.21'
L14	S85°46'06"E	32.18'
L15	N85°13'01"E	52.12'
L16	N81°22'36"E	29.90'
L17	N53°36'51"E	20.67'
L18	N67°38'11"E	29.70'
L19	N86°55'57"E	32.92'
L20	S75°43'59"E	32.54'
L21	N61°16'06"E	32.20'
L22	N69°47'21"E	27.04'
L23	N72°55'22"E	48.69'
L24	N69°09'25"E	50.50'
L25	N67°51'21"E	33.91'
L26	N61°29'49"E	31.17'
L27	N59°13'28"E	22.91'
L28	N38°50'23"E	26.62'
L29	N75°27'20"E	9.07'

BOUNDARY & TOPOGRAPHIC SURVEY FOR VENTURE HOMES, INC.

LOCATED IN LAND LOTS 342 & 379
17th DISTRICT, 2nd SECTION
CITY OF SMYRNA
COBB COUNTY, GEORGIA
JULY 3, 2014 1"=50'

CLOSURE STATEMENT

THE FIELD CLOSURE UPON WHICH THIS PLAT IS BASED HAS AN ANGULAR ERROR OF 0.5 SECOND PER ANGLE POINT AND A PRECISION RATIO OF 1 IN 61,806. IT HAS BEEN ADJUSTED USING THE COMPASS RULE. THE DATA SHOWN ON THIS PLAT HAS A CLOSURE PRECISION RATIO OF 1 IN 231,888.

GENERAL NOTES

EQUIPMENT USED TO OBTAIN THESE MEASUREMENTS WAS A TOPCON GTS 235W.

THE DATUM FOR THIS SITE WAS ESTABLISHED UTILIZING GLOBAL POSITIONING SYSTEMS AND BASED ON POSITIONAL VALUES FOR THE VIRTUAL REFERENCE STATION NETWORK DEVELOPED BY GPS SOLUTIONS. THE HORIZONTAL REFERENCE FRAME IS NORTH AMERICAN DATUM OF 1983(HARN)-STATE PLANE COORDINATE SYSTEM OF GEORGIA-WEST ZONE. THE VERTICAL REFERENCE FRAME IS NORTH AMERICAN DATUM OF 1988. ANY DIRECTIONS OR DIMENSIONS SHOWN ARE A RECTANGULAR, GROUND LEVEL PROJECTION OF THE STATE PLANE COORDINATE SYSTEM.

A PORTION OF THIS SITE LIES WITHIN THE LIMITS OF A 100 YR. FLOOD HAZARD AREA (ZONE "AE") AS PER F.I.R.M. COBB COUNTY, GEORGIA AND INCORPORATED AREAS, COMMUNITY PANEL NUMBER 13067C 0118 H, DATED MARCH 4, 2013.

ALL IRON PINS ARE 1/2" REBAR UNLESS OTHERWISE NOTED.

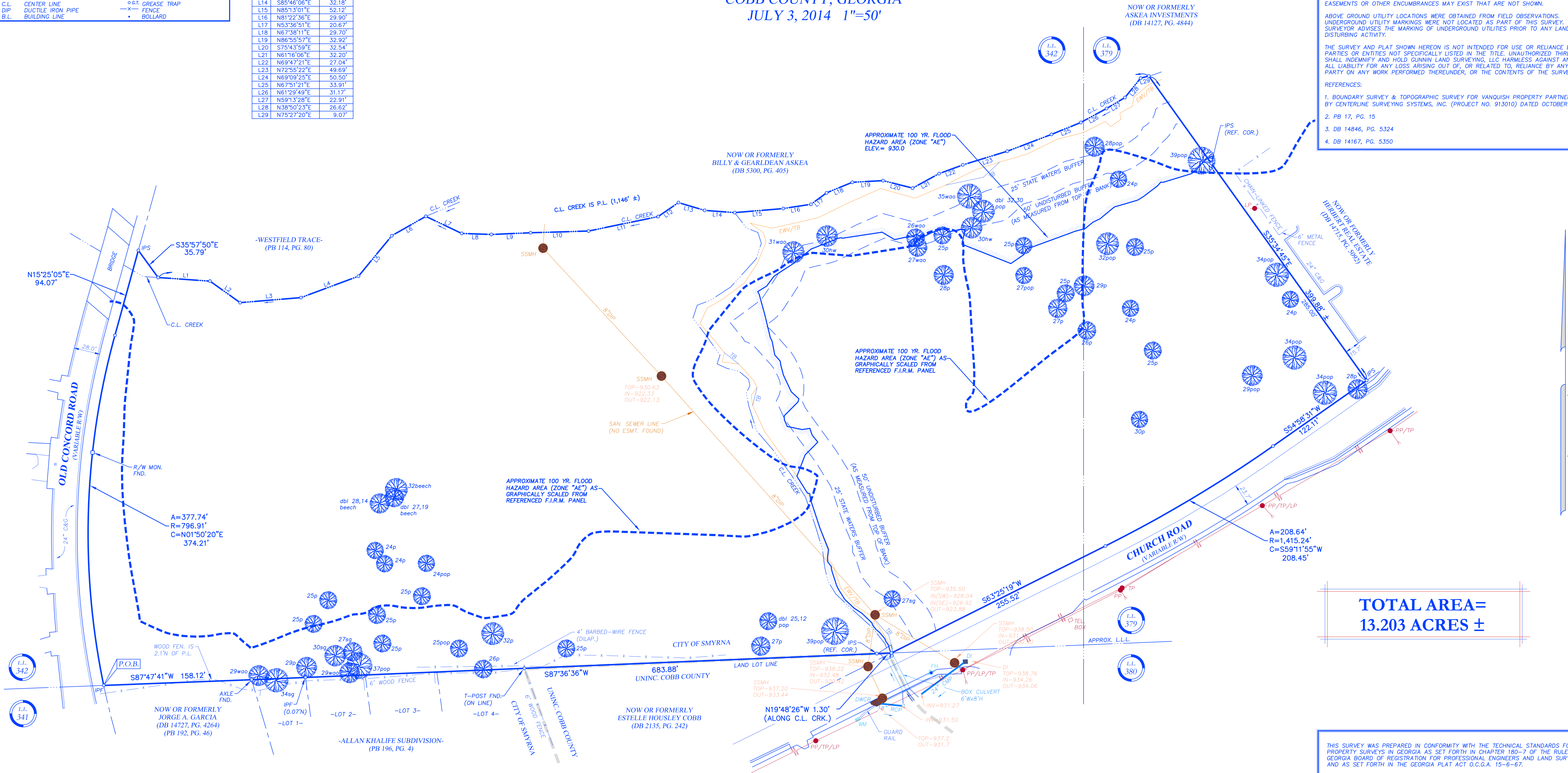
THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH. EXISTING EASEMENTS OR OTHER ENCUMBRANCES MAY EXIST THAT ARE NOT SHOWN.

ABOVE GROUND UTILITY LOCATIONS WERE OBTAINED FROM FIELD OBSERVATIONS. UNDERGROUND UTILITY MARKINGS WERE NOT LOCATED AS PART OF THIS SURVEY. THE SURVEYOR ADVISES THE MARKING OF UNDERGROUND UTILITIES PRIOR TO ANY LAND DISTURBING ACTIVITY.

THE SURVEY AND PLAT SHOWN HEREON IS NOT INTENDED FOR USE OR RELIANCE BY ANY PARTIES OR ENTITIES NOT SPECIFICALLY LISTED IN THE TITLE. UNAUTHORIZED THIRD PARTIES SHALL INDEMNIFY AND HOLD GUNNIN LAND SURVEYING, LLC HARMLESS AGAINST ANY AND ALL LIABILITY FOR ANY LOSS ARISING OUT OF, OR RELATED TO, RELIANCE BY ANY THIRD PARTY ON ANY WORK PERFORMED THEREUNDER, OR THE CONTENTS OF THE SURVEY.

REFERENCES:

- BOUNDARY SURVEY & TOPOGRAPHIC SURVEY FOR VANQUISH PROPERTY PARTNERS, LLC BY CENTERLINE SURVEYING SYSTEMS, INC. (PROJECT NO. 913010) DATED OCTOBER 2013.
- PB 17, PG. 15
- DB 14846, PG. 5324
- DB 14167, PG. 5350



THIS SURVEY WAS PREPARED IN CONFORMITY WITH THE TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-7 OF THE RULES OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT O.C.G.A. 15-6-67.



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Land Surveyor Firm
License No. LSF001033

PROJECT NO: 14045
FIELD DATE: 07.03.14
PLAT PREP.: 07.03.14