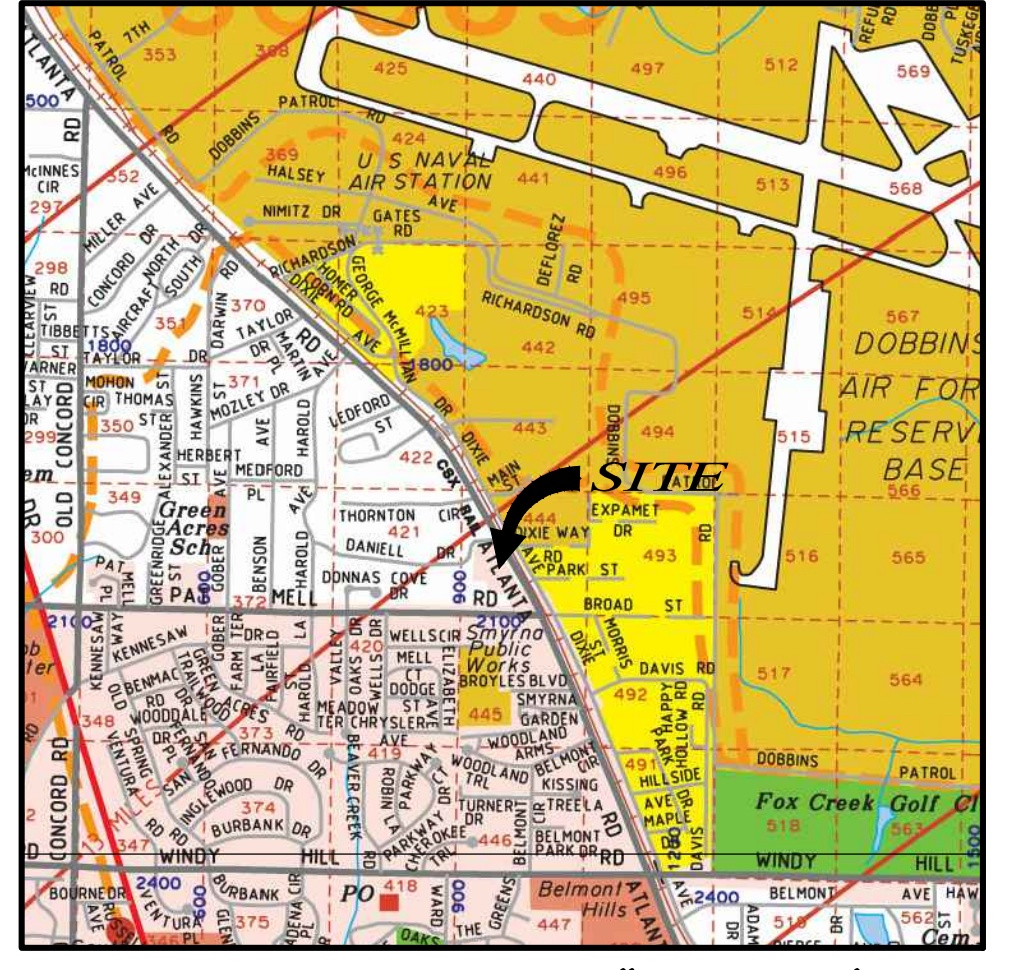
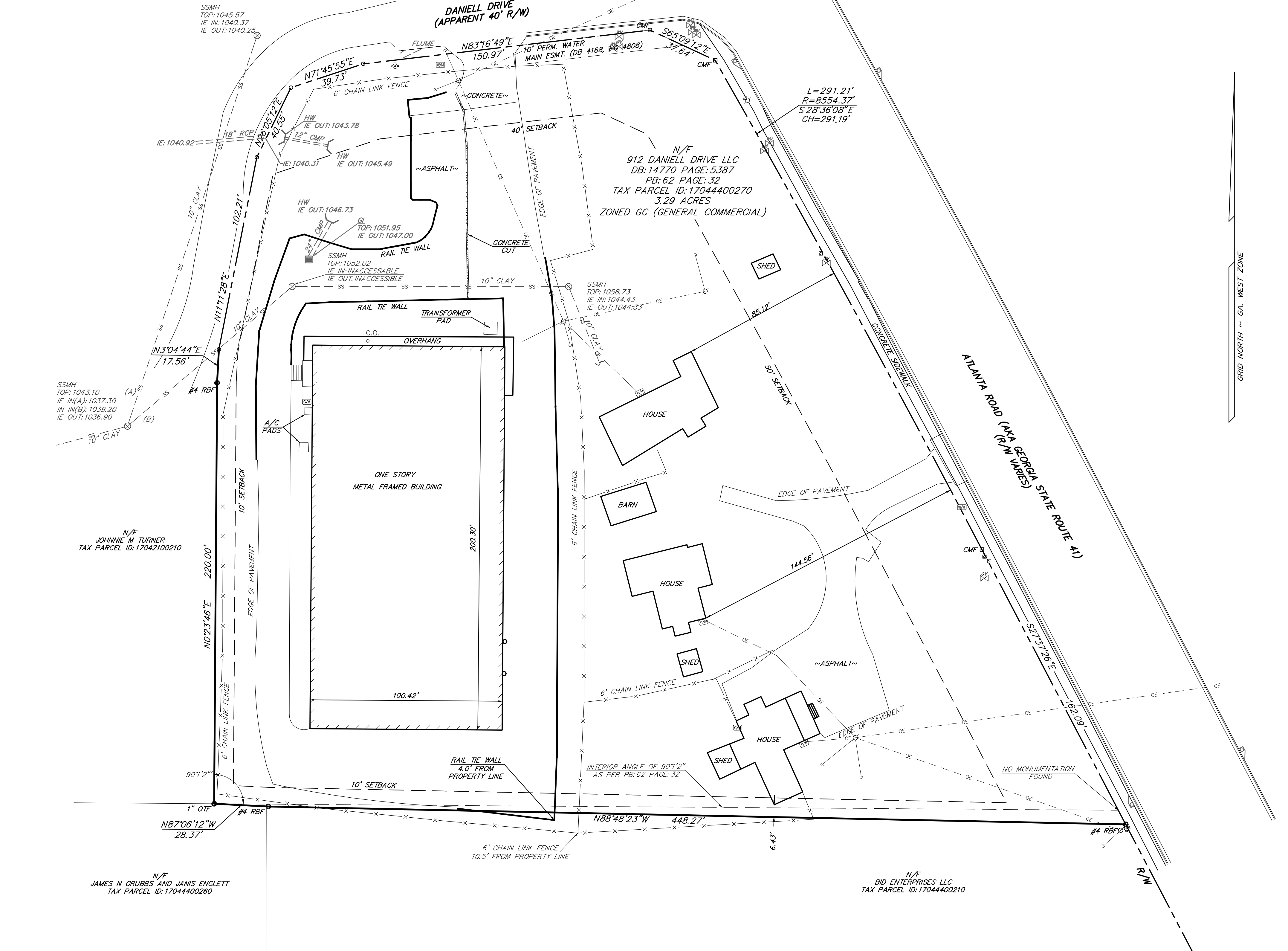


CLERK OF THE SUPERIOR COURT
RECORDING INFORMATION



LOCATION MAP 1" = 2000'



GPS NOTES:

- 1.) HORIZONTAL DATUM IS NAD 83. VERTICAL DATUM IS NAVD 88.
- 2.) THE NORTHING, EASTING, AND ELEVATION OF THE STARTING POINTS FOR THIS SURVEY WERE OBTAINED UTILIZING A TRIMBLE 5800 GPS RECEIVER WITH A TRIMBLE TSC2 DATA COLLECTOR RECEIVING RTK CORRECTIONS VIA A CELL PHONE FROM THE EGPS SOLUTIONS REAL TIME NETWORK. THE TECHNIQUE USED WAS RTK CORRECTED MEASUREMENTS FROM THE TRIMBLE VRS REAL TIME NETWORK OPERATED BY EGPS SOLUTIONS, INC. THE RELATIVE POSITIONAL ACCURACY OBTAINED ON THE POINTS UTILIZED IN THIS SURVEY WERE 0.04 FT. HORIZONTAL AND 0.07 FT. VERTICAL AT THE 95% CONFIDENCE LEVEL.

SURVEY NOTES:

- 1.) ALL DISTANCES ON SURVEY ARE HORIZONTAL DISTANCES.
- 2.) ALL DISTANCES ON SURVEY ARE SHOWN AS "GROUND" DISTANCES.
- 3.) ALL DISTANCES ON SURVEY ARE EXPRESSED IN U.S. SURVEY FEET.
- 4.) ALL ANGULAR DIRECTIONS ARE EXPRESSED IN DEGREES, MINUTES AND SECONDS. IF MINUTES AND SECONDS ARE NOT SHOWN, IT IS TO BE UNDERSTOOD THAT MINUTES ARE 00 AND SECONDS ARE 00.
- 5.) NO CEMETERIES OBSERVED WHILE SURVEYING PROPERTY.
- 6.) NO RECORDED EASEMENT FOR THE SANITARY SEWER ON THE PROPERTY WAS FOUND.

LOCATION OF UTILITIES EXISTING ON OR SERVING THE SUBJECT PROPERTY IS DETERMINED BY OBSERVABLE EVIDENCE ONLY. THIS PROPERTY MAY BE SUBJECT TO EASEMENTS, CLAIMS, PRESCRIPTION AND SUBSURFACE CONDITIONS THAT ARE NOT VISIBLE OR RECORDED, THIS DEEMING THEM UNDETERMINED AND NOT SHOWN. THIS PLAT IS INTENDED FOR THE PARTIES STATED ON THE FACE OF SURVEY. USE OF THE SURVEY BY THIRD PARTIES IS AT THEIR OWN RISK.

THIS PARCEL OF LAND IS NOT IN THE 100 YEAR FLOOD PLAIN AND IS IN ZONE X; ACCORDING TO F.E.M.A. (F.I.A.) COMMUNITY NUMBER # 0119H, MAP NUMBER # 13067C0119H DATED MARCH 4, 2013.

THIS PLAT IS PREPARED FROM A FIELD SURVEY USING A TRIMBLE S-5 ROBOTIC TOTAL STATION LINEAR PRECISION OF TRAVERSE: 1/46,000; ANGULAR ERROR: 1" PER POINT. THE TRAVERSE WAS ADJUSTED USING THE COMPASS RULE. LINEAR PRECISION OF THIS PLAT: 1/153858. MATTERS OF TITLE ARE EXCEPTED.

THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT SUBDIVIDE OR CREATE A NEW PARCEL OR MAKE ANY CHANGES TO ANY REAL PROPERTY BOUNDARIES. THE RECORDING INFORMATION OF THE DOCUMENTS, MAPS, PLATS, OR OTHER INSTRUMENTS WHICH CREATED THE PARCEL OR PARCELS ARE STATED HERON. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-6-67.

LEGEND	
	P.P. - POWER POLE
	L.P. - LIGHT POLE
	F.H. - FIRE HYDRANT
	M.H. - SANITARY SEWER MANHOLE
	W.M. - WATER METER
	G.M. - GAS METER
	RBS - REINFORCING BAR SET
	RBF - REINFORCING BAR FOUND
	CMF - CONCRETE MONUMENT FOUND
	OTF - OPEN TOP PIPE FOUND
	R/W MON. - RIGHT-OF-WAY MONUMENT
	-X- TYPE OF FENCE
	J.B. - JUNCTION BOX
	D.I. - DROP INLET / YARD INLET
	C.B. - CATCH BASIN
	R.C.P. - REINFORCED CONCRETE PIPE
	C.M.P. - CORRUGATED METAL PIPE
	F.F.E. - FINISHED FLOOR ELEVATION
	GAS VALVE
	C.O. SEWER CLEAN OUT
	W.V. WATER VALVE
	OE - OVERHEAD POWER LINES
	H.W. - HEADWALL
	P.B.X. POWERBOX
	TELE-COM BOX
	TREE HARDWOOD W/ REFERENCE #
	TREE PINE W/ REFERENCE #
	[234] STREET ADDRESS
	-W-W- WATER LINE
	-T-T- UNDERGROUND TELEPHONE LINE
	-G-G- GAS LINE
	-E-E- UNDERGROUND ELECTRICAL LINE

STEVEN A. HOOKS
PROFESSIONAL LAND SURVEYOR
GA RLS NO. 3083
06/23/2020

SURVEYOR REFERENCES:
D.B. 14770 PG. 5387
P.B. 62 PG. 32
CURRENT OWNER:
912 DANIELL DRIVE LLC
D.B. 14770, PG. 5387
P.B. 62, PG. 32

DRAWN BY: MAF
CHECKED BY: SAH
FILE # L_Survey(180)08811712_044
FIELD DATE: 6/29/2020
OFFICE DATE: 7/1/2020
SCALE: 1"=30'
REVISIONS

Gaskins
ENGINEERING SURVEYING PLANNING CONSULTING CONSTRUCTION MGMT
www.gsksurvey.com LSP# 789

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Newnan, GA 30265
Phone: (770) 424-7168

BOUNDARY RETRACEMENT SURVEY FOR:
GFAC REAL ESTATE
LOCATED IN LAND LOT 444,
17th DISTRICT, 2nd SECTION
COBB COUNTY, GA.

Drawing name: G:\Survey\180\08811712_044\18028 Atlanta Rd - Dwp_Abbotts - GFAC\18028 Atlanta Rd - Dwp_Abbotts - 8.58m.dwg Plotted on: Jul 23, 2020 8:58am