CURRENT OWNER: CHARLES A. WELCH D.B. 15584, PG. 643

CLERK OF THE SUPERIOR COURT RECORDING INFORMATION

LEGEND C.B. - CATCH BASIN X L.P. - LIGHT POLE D F.H. - FIRE HYDRANT = C.M.P. - CORRUGATED METAL PIPE ⊗ M.H. - SANITARY SEWER MANHOLE F.F.E. - FINISHED FLOOR ELEVATION W/M W.M. - WATER METER
G/M G.M. - GAS METER MATER VALVE OC.O. SEWER CLEAN OUT O RBS- REINFORCING BAR SET TELEPHONE MANHOLE O RBF- REINFORCING BAR FOUND --- E --- E -UNDERGROUND ELECTRICAL LINE O CTF- CRIMP TOP PIPE FOUND OVERHEAD POWER LINES O OTF- OPEN TOP PIPE FOUND HW. -HEADWALL PBX POWERBOX R/W MON. - RIGHT-OF-WAY MONUMENT ×--- TYPE OF FENCE -W- -W- WATER LINE O J.B. - JUNCTION BOX ---T ---T -UNDERGROUND TELEPHONE LINE D.I. - DROP INLET / YARD INLET ---G-GAS LINE

N ~ F AVIS WYNNE CHAMBLESS D.B. 4502, PG. 314 N ~ F PADMAJA KELAM D.B. 13929, PG. 2357 (L.L. 337) 3 (L.L. 384) TOP OF BANK BEGINNING OF CREEK PER COBB COUNTY C/L CREEK 3' MOOD 1/2" OPEN TOP JARBE I STORY W/ BASEMENT WOOD FRAME 0.72 AC. 31279@ P.O.B. N 88'57'31" BATCH WALK I STORY W/ BASEMENT BRICK 870 N ~ F CHARLES A. & CATHERINE H. WELCH D.B. 15503, PG. 3237 3813 TRACT 3
TO BE DEEDED TO 870 AUSTIN DR

O. 18 AC. 1.51 AC. 65620Ф ROAD (50 - HOUSE TO BE REMOVED R/W P.O.B. P.O.B. 1" OPEN TOP FOUND AUSTIN DRIVE (50" R/W) ASPHALT APPHOX DIRECTION 12° CPP 15° RCP 18° CPP CHERRYDALE LY (50° R/W) (L.L. 337) (L.L. 384)

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 SURJEY WERE OBTAINED UTILITIES A TRIBBLE 5000 OPS RECEIVER MITH A TRIBBLE 1502 DATA OLLECTOR RECEIVING RIC CORRECTIONS MA A CELL PHONE FROM THE ECPS SOLUTIONS REAL TIME NETWORK THE TECHNOLOGY USED WAS RIK CORRECTED MEASUREMENTS FROM THE TRIBBLE VIPS REAL TIME NOT THOUGH OPERATED BY EGPS SOLUTIONS, INC. THE RELATIVE POSTIONAL ACCURACY OBTAINED ON THE POINTS UTILIZED IN THIS SURVEY WERE OLD FIT HORIZOTAL AND OLY FIT VERTICAL AT THE 95% CONFIDENCE LEVEL.

THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OF PARCELS OF LAND AND DOES NOT SUBDINGE OR CREATE A NEW PARCEL OR MAKE ANY CHANGES TO ANY FEAL PROPERTY BOUNDARIES. RECOGNIZING AND CREATED AND RECOGNIZING WHICH SHOULD BE AND CREATED AND CREATED



Des C. Olom 10-19-20

LOCATION OF UTUTES ENSITING ON OR SERVING THE SUBJECT PROPERTY IS DETERMINED BY DISSEPVIBLE EMDERNEE ONLY THIS PROPERTY WAY BE SUBJECT TO LESSEMENTS, CAME, THIS PROPERTY WAY BE SUBJECT TO LESSEMENTS, CAME, PRESCRIPTION AND SUBJURFACE CONDITIONS THAT ARE NOT WISBLE OR RECORDED, THIS DEBUNG THE UNDETERMINED AND NOT SHOWN THIS PLAT IS WIFENED FOR THE PARTIES STATED ON THE FACE OF SUIREY. USE OF THE SURVEY BY THIRD PARTIES IS AT THEIR OWN RISK.

LINEAR PRECISION NOTE:

TRACT 1: 1/477,158' TRACT 2: 1/567,021' TRACT 3: 1/404,907'

THIS PARCEL OF LAND IS NOT IN THE 100 YEAR FLOOD
PLAIN AND IS IN ZONE \_\_\_\_\_\_ ACCORDING TO F.E.M.A. (F.L.A.)
COMMUNITY NUMBER IN 130057
\_\_\_\_\_\_ INSO57C0206J
\_\_\_\_\_ DATED \_\_\_\_\_ OCTOBER 5, 2018

THIS PLAT IS PREPARED FROM A FIELD SURVEY USING A FIVE SECOND DIGITAL THEODOLITE AND ELECTRONIC DISTANCE
METER : LINEAR PRECISION OF TRAVERSE : 1,7 MA 496"; ANGULAR ERROR. OS" PER POINT. THE TRAVERSE MAS
ADJASTED USING THE COMPASS ROLL ELMEA PRECISION OF THIS PLAT. IV, SEE NOTE MATTERS OF THE EXCEPTED.

Ca	ck	ing
engineering-surveying- Marietta Office 1266 Powder Springs Rd	PLANNING/CONSULTI	NG+CONSTRUCTION MGMT  Canton Office 2388 Marietta Higher

OFFICE DATE: 10/15/20

LSH# -89 2288 Marietta Highwe darietta, Georgia 30064 www.gscsurvey.com canton, Georgia 3016 hone: (770) 424-7168 Phone: (770) 479-968

FIELD DATE: 2/27/19 DRAWN BY: RSS

LOCATED IN L.L. 337 & 384 17th DISTRICT, 2nd SECTION CITY OF SMYRNA CHECKED BY: DCO

CHARLES WELCH

COBB COUNTY, GA.

SCALE IN FEET

BOUNDARY RETRACEMENT SURVEY FOR:

3813 N COOPER LAKE ROAD