

THIS PLAT IS PREPARED FROM A FIELD SURVEY USING A FIVE SECOND DIGITAL THEODOLITE AND ELECTRONIC DISTANCE METER ; LINEAR PRECISION OF TRAVERSE : 1/24722 ; ANGULAR ERROR: 3" PER POINT. THE TRAVERSE WAS ADJUSTED USING THE COMPASS RULE. LINEAR PRECISION OF THIS PLAT: 1/263783 . MATTERS OF TITLE ARE EXCEPTED.

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, THUS 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.

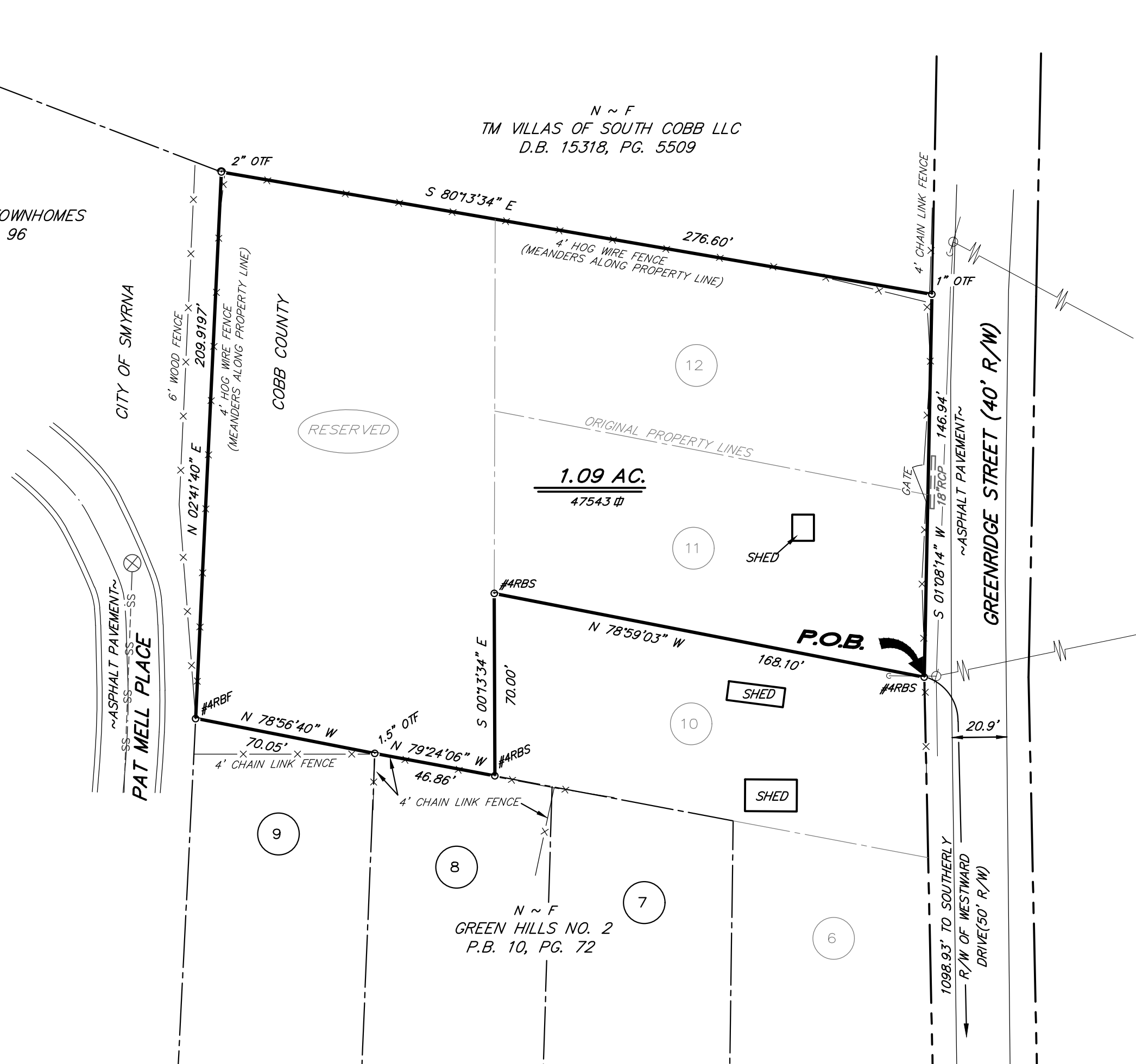
FOR RECORDING INFORMATION
CLERK OF THE COURT

N ~ F
PAT MELL PLACE TOWNHOMES
P.B. 92, PG. 96

N ~ F
TM VILLAS OF SOUTH COBB LLC
D.B. 15318, PG. 5509

CURRENT OWNER:
SOVEREIGN PACIFIC, LLC
D.B. 15374, PG. 0541
P.B. 10, PG. 72

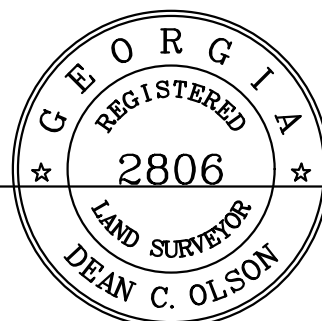
LEGEND	
	P.P.- POWER POLE
	L.P.- LIGHT POLE
	F.H.- FIRE HYDRANT
	M.H.- SANITARY SEWER MANHOLE
	W.M.- WATER METER
	G.M.- GAS METER
	RBS- REINFORCING BAR SET
	RBF- REINFORCING BAR FOUND
	CTF- CRIMP TOP PIPE FOUND
	OTF- OPEN TOP PIPE FOUND
	R/W MON.- RIGHT-OF-WAY MONUMENT
	TYPE OF FENCE
	J.B.- JUNCTION 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
	WATER VALVE
	C.O. SEWER CLEAN OUT
	TELEPHONE MANHOLE
	OVERHEAD POWER LINES
	HW.-HEADWALL
	POWERBOX
	STREET ADDRESS
	W-W- WATER LINE
	T-T- UNDERGROUND TELEPHONE LINE
	G- GAS LINE
	E- UNDERGROUND ELECTRICAL LINE



GPS NOTES:

- HORIZONTAL DATUM IS NAD 83. VERTICAL DATUM IS NAVD 88.
- 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 EGGS SOLUTIONS REAL TIME NETWORK. THE TECHNIQUE USED WAS RTK CORRECTED MEASUREMENTS FROM THE TRIMBLE VRS REAL TIME NETWORK OPERATED BY EGGS 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.

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 HEREON. 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.



Dean C. Olson 10-05-2017
DATE

REVISIONS

Gaskins

ENGINEERING • SURVEYING • PLANNING / CONSULTING • CONSTRUCTION MGMT

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LSF# 789
www.gscsurvey.com

FIELD DATE: 10-02-17
OFFICE DATE: 10-03-17
SCALE: 1"=40'

DRAWN BY: APB
CHECKED BY: DCO
FILE: S:/BND/COBB/17...

BOUNDARY RETRACEMENT
SURVEY FOR:

SOVEREIGN PACIFIC, LLC
LOTS 11, 12, RESERVED
GREEN HILLS SUBDIVISION NO. 2

LOCATED IN 349
17th DISTRICT, 2nd SECTION
COBB COUNTY, GA.