

THIS SURVEY IS A RETRACEMENT OF AN EXISTING PARCEL OF LAND AND DOES NOT SUBDIVIDE OR CREATE A NEW PARCEL. THE RECORDING INFORMATION OF THE DOCUMENT(S), MAP(S), PLAT(S) OR OTHER INSTRUMENT(S) WHICH CREATED THE PARCEL(S) ARE STATED HEREON. RECORDATION OF THIS SURVEY DOES NOT IMPLY APPROVAL OF THE LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, NOR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. FURTHER, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS MAP, PLAT, OR PLAN COMPLIES WITH THE MINIMUM 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 OCGA 15-6-6



FOR THE FIRM
BOUNDARY ZONE, INC.
LSF #839

NOT VALID WITHOUT
ORIGINAL SIGNATURE

BEN E. BUTTERWORTH RLS #2294 3-6-18
DATE

ZONING SUMMARY: R-12 CONDITIONAL
SINGLE FAMILY RESIDENTIAL

FRONT SETBACK 35' / NOTED
SIDE SETBACK 10'
REAR SETBACK 30'

INFORMATION OBTAINED FROM
PB 154, PG 64
COBB COUNTY RECORDS

THE SURVEYOR IN NO WAY INTENDS TO
INTERPRET OR MAKE CONCLUSION REGARDING
THE ZONING AND SETBACK DESIGNATION SHOWN
HEREON.

UTILITY NOTE:
UNDERGROUND UTILITIES SHOWN HEREON ARE
AS PER MARKINGS BY OTHERS

○ PROPERTY CORNER FOUND (AS NOTED)	⊙ MANHOLE	⊠ A/C UNIT	⊠ GAS VALVE	L.L. LAND LOT	C.B. CATCH BASIN	—S—SEWER LINE	BSL BUILDING SETBACK LINE	DB DEED BOOK	F.K.A. FORMERLY KNOWN AS
● 1/2" REBAR WITH CAP SET LSF# 839	⊖ CLEAN OUT	—C— GUY WIRE	⊠ CABLE BOX	N/F NOW OR FORMERLY	⊠ CNT CANTILEVER	—G— GAS LINE	CONC. CONCRETE	PB PLAT BOOK	NAD NORTH AMERICAN DATUM
⊠ R/W MONUMENT	⊠ WATER METER	⊠ JUNCTION BOX	⊠ POWER METER	R/W RIGHT-OF-WAY	⊠ TELEPHONE BOX	—C— CABLE LINE	EOP EDGE OF PAVEMENT	PG PAGE	NAVD NORTH AMERICAN VERTICAL DATUM
⊠ FIRE HYDRANT	⊠ WATER VALVE	⊠ OUTFLOW STRUCTURE	⊠ POWER BOX	P/L PROPERTY LINE	⊠ OH OVERHANG	—T— TELEPHONE LINE	BFE BASEMENT FLOOR ELEVATION	POB POINT OF BEGINNING	
	⊠ POWER POLE	⊠ DRAINAGE INLET	⊠ REGULAR PARKING	OH OVERHANG	—W— WATER LINE	—X— FENCE LINE	GFE GARAGE FLOOR ELEVATION	POC POINT OF COMMENCEMENT	⊠ HARDWOOD TREE
	⊠ LIGHT POLE	⊠ POWER/LIGHT POLE	⊠ HANDICAP	⊠ GAS METER	—U— OVERHEAD UTILITY LINE	—920— CONTOUR LINE	FFE FINISHED FLOOR ELEVATION	A.K.A. ALSO KNOWN AS	⊠ PINE TREE

THIS SURVEY WAS MADE WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT. EASEMENTS AND ENCUMBRANCES MAY EXIST WHICH BENEFIT AND BURDEN THIS PROPERTY.

THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON AND DOES NOT EXTEND TO ANY UNNAMED PERSON WITHOUT A RECERTIFICATION BY THE SURVEYOR NAMING SAID PERSON.

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TOTAL AREA: 0.289 ACRES / 12,605 SQUARE FEET

BOUNDARY REFERENCE: DEED BOOK 15487, PAGE 879, PLAT BOOK 156, PAGE 64
FIELDWORK PERFORMED ON 03/05/2018

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 101,278 FEET.

THIS PLAT HAS BEEN PREPARED USING A TRIMBLE 5603 ROBOTIC TOTAL STATION.

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A RELATIVE POSITIONAL ACCURACY OF 0.02 FEET.



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1870 THE EXCHANGE, SUITE 100
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2205-C CANDUN DRIVE, APEX
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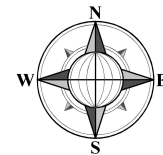
SHEET
1 OF 1

BOUNDARY & TREE SURVEY

PREPARED FOR: ALEJANDRO BARRAZA
LOT 9, GRACE MEADOWS S/D
LAND LOT 383, 17TH DISTRICT, 2ND SECTION
COBB COUNTY, GEORGIA - 03/06/2018

NO.	REVISION	DATE
1		
2		
3		
4		
5		

GRAPHIC SCALE - IN FEET



MAGNETIC
NORTH

SCALE: 1" = 20'

NOTE: THE SUPPORT POSTS AND FOOTINGS
WILL BE OUTSIDE UNDISTURBED BUFFER

