

BK:2023 PG:21-21

P2023000021

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CLERK OF COURT
03/14/2023 10:21 AM
RADETA G. SMITH, CLERK
SUPERIOR COURT
BURKE COUNTY, GA

0228643589
PARTICIPANT ID

Clerk of Superior Court Filing Information

PLAT ABBREVIATIONS

IPF	IRON PIN FOUND (1/2" REBAR)
IPS	IRON PIN SET (1/2" REBAR)
OTF	OPEN TOP PIPE
CTP	CRIMP TOP PIPE
CMF	CONCRETE MONUMENT FOUND
LLL	LAND LOT LINE
R/W	RIGHT OF WAY
TPOB	TRUE POINT OF BEGINNING
POB	POINT OF BEGINNING
POR	POINT OF REFERENCE
CL	CENTERLINE
PL	PROPERTY LINE
SF	SQUARE FOOT
CONC	CONCRETE
SSMH	SANITARY SEWER MANHOLE
JB	JUNCTION BOX
DI	DROP INLET
SWCB	SINGLE WING CATCH BASIN
DWCB	DOUBLE WING CATCH BASIN
HW	HEADWALL
PP	POWER POLE
LP	LIGHT POLE
UP	UTILITY POLE
WM	WATER METER
WV	WATER VALVE
FH	FIRE HYDRANT

MONUMENTATION LEGEND

	Depicts Computed Point Only
	Depicts Iron Pin Set
	Depicts Iron Pin Found
	Depicts Monument Set
	Depicts Monument Found
	Fire Hydrant
	Sanitary Sewer
	Power Pole
	Transformer
	Drop Inlet
	Light Pole

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 OR 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.

Jerry D. Wood GA RLS# 2999
3/13/23
Date

Curve Table				
Curve #	Arc	Radius	Bearing	Chord
C1	25.63	375.39	S80° 47' 19"E	25.62



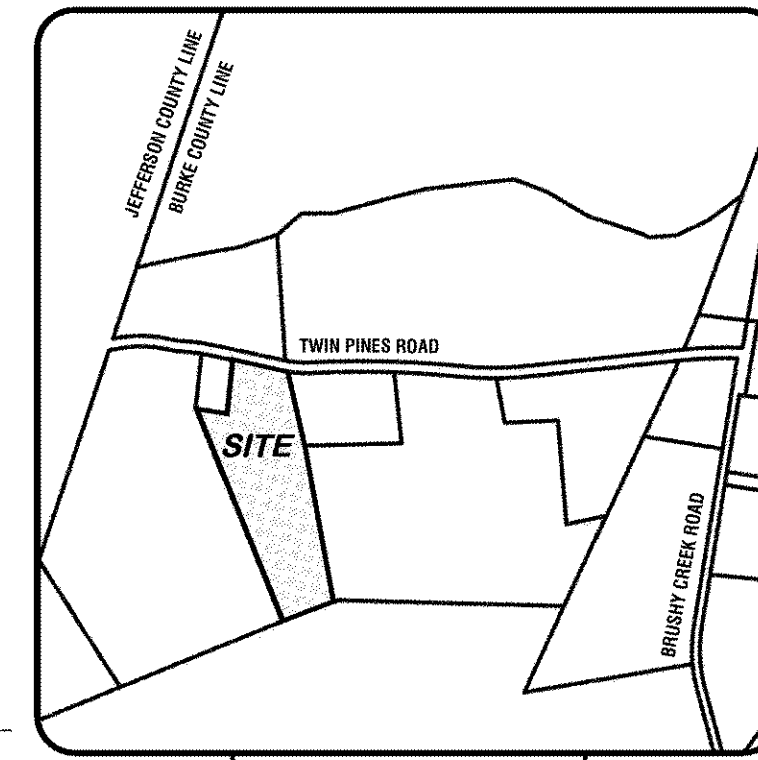
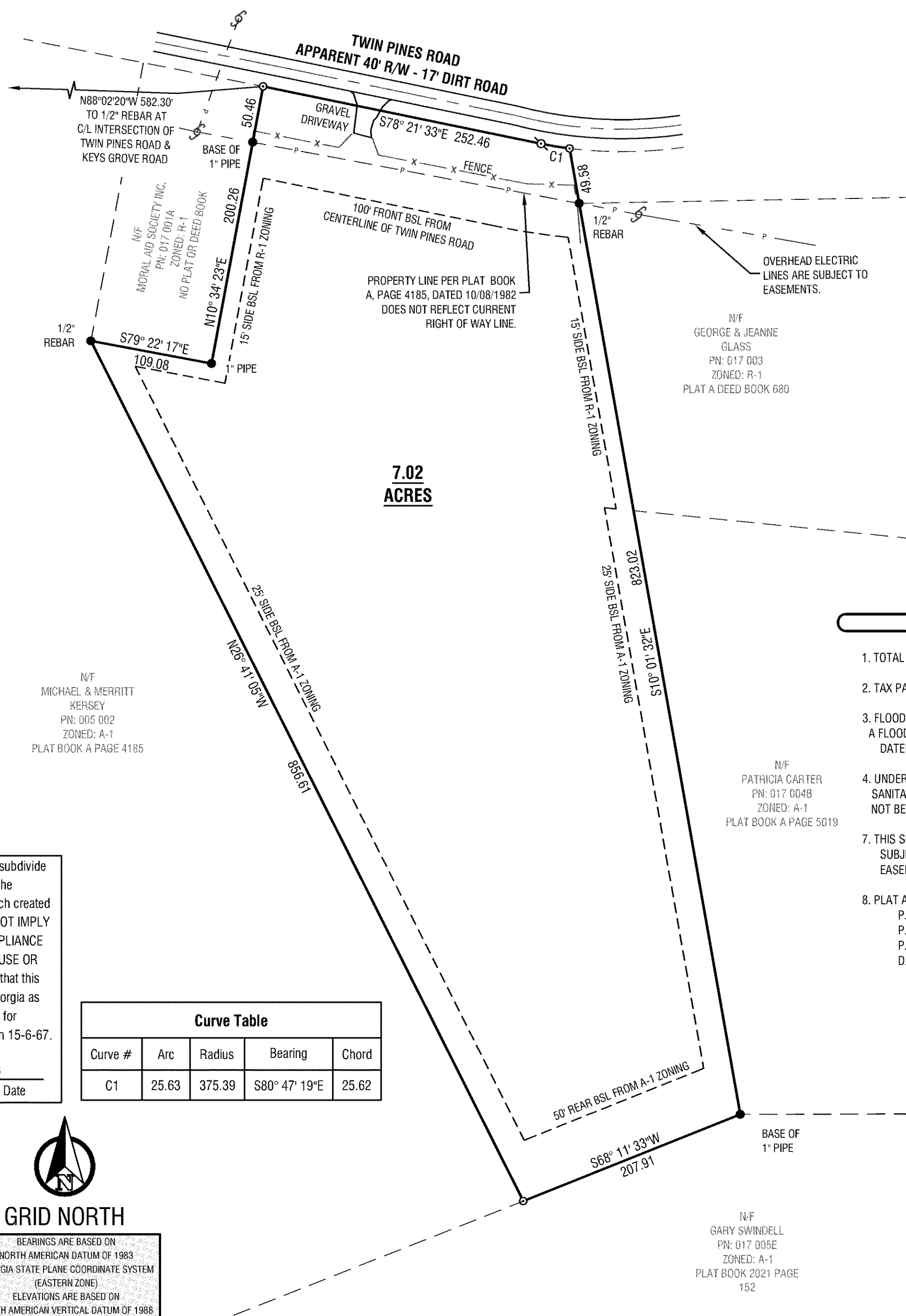
GRID NORTH

BEARINGS ARE BASED ON
NORTH AMERICAN DATUM OF 1983
GEORGIA STATE PLANE COORDINATE SYSTEM
(EASTERN ZONE)
ELEVATIONS ARE BASED ON
NORTH AMERICAN VERTICAL DATUM OF 1988

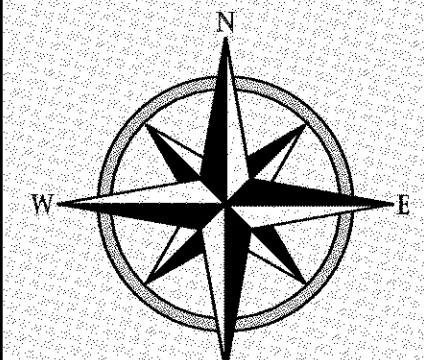
GRAPHIC SCALE



SCALE: 1" = 80'



VICINITY MAP
(NOT TO SCALE)



DUSOUTH

Land Surveying
Civil Engineering
Civil Contracting

22 S. Barnett Shoals Rd. - Watkinsville, Ga 30677
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Online: www.dusouthsurveying.com

SURVEY FOR:

AARON
BEAUCLAIR

69th G.M.D.
BURKE COUNTY, GEORGIA

PROJECT DATA

- TOTAL PROJECT ACREAGE: 7.02 ACRES
- TAX PARCEL #: 005 001
- FLOOD PLAIN: NO PORTION OF THE PROPERTY LIES WITHIN A FLOOD ZONE ACCORDING TO FIRM COMMUNITY PANEL NUMBER 13033C0130C, DATED DECEMBER 17, 2010.
- UNDERGROUND UTILITY SERVICES SUCH AS ELECTRIC, WATER, GAS, SANITARY SEWER LINES OR WELLS MAY OR MAY NOT EXIST AND MAY OR MAY NOT BE SHOWN HEREON.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REVIEW AND IS SUBJECT TO ANY RESERVATIONS, RESTRICTIONS, RIGHTS-OF-WAY AND EASEMENTS OF RECORD.
- PLAT AND DEED REFERENCES:
P.B. 4, PG. 4185
P.B. A, PG. 5134
P.B. A, PG. 681
D.B. 1256, PG. 140

REVISIONS	
CHANGES	DATE

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DATE
03-13-23

PROJECT
23-111



SURVEY CLOSURE STATEMENT
THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 38,828 FEET, AND AN ANGULAR ERROR OF 1" PER ANGLE POINT, AND WAS NOT ADJUSTED. THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 100,000+ FEET.

LINEAR MEASUREMENT OBTAINED USING GEOMAX ZOOM 90
ANGULAR MEASUREMENT OBTAINED USING GEOMAX ZOOM 90
FIELD WORK COMPLETED 2/16/23

BOUNDARY
SURVEY