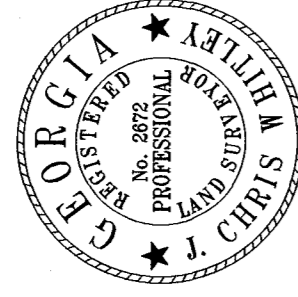


eFiled & eRecorded
 DATE: 10/9/2018
 TIME: 4:27 PM
 PLAT BOOK: 00876
 PAGE: 00173
 RECORDING FEE: 8.00
 PARTICIPANT ID: 9064955191
 CLERK: Charles Baker
 Hall County, GA
 NOTE: by ch

SUPERIOR COURT RECORD INFORMATION



SURVEYOR'S CERTIFICATION BOX
 As required by subsection (d) of O.C.G.A. Section 15-6-67, this plat has been prepared by a land surveyor and approved by all applicable local jurisdictions for recording as evidenced by approval certificates, signatures, stamps, or statements hereon. Such approvals or affirmations should be confirmed with the appropriate governmental bodies by any purchaser or user of this plat as to intended use of any parcel. 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 of Professional Engineers and Land Surveyors and as set forth in O.C.G.A. Section 15-6-67.

[Signature]

REFERENCES:

1. DEED BOOK 1082, PAGE 148
2. DEED BOOK 6860, PAGE 36
3. DEED BOOK 7882, PAGE 278
4. PLAT BOOK 52, PAGE 58

LEGEND	ABBREVIATIONS
	INVERT ELEVATION
	CMP
	CORRUGATED METAL PIPE
	GUY WIRE
	RCP
	REINFORCED CONCRETE PIPE
	FFE
	FINISHED FLOOR ELEVATION
	TBM
	TEMPORARY BENCHMARK
	FIRE HYDRANT (FH)
	SIGN
	GAS VALVE
	GAS METER
	JUNCTION BOX (JB)
	UGCM
	WATER INLET (WI)
	GUY WIRE
	ROOF DRAIN (RD)
	CLEAN OUT (CO)
	GAS METER (GM)
	WATER METER (WM)
	SANITARY MANHOLE
	DOUBLE WING CATCH BASIN
	SINGLE WING CATCH BASIN
	FES
	FES INLET
	CONCRETE
	H/AC
	CLMN
	WALL
	HEAD WALL (HW)
	FENCE LINE
	TREE LINE
	HANDICAP RAMP
	CURB AND GUTTER

EXISTING AREA:

- TRACT 1: 11.05 AC.
 - TRACT 2: 1.02 AC.
 - TRACT 3: 0.16 AC. REMOVED FROM TRACT 1
 - ADDED TO TRACT 2
- NEW AREAS:**
- TRACT 1: 11.05 AC. - 0.16 AC. = 10.89 AC.
 - TRACT 2: 1.02 AC. + 0.16 AC. = 1.18 AC.

OWNERS ACKNOWLEDGEMENT:
 STATE OF GEORGIA, COUNTY OF HALL

THE OWNER OF THE LAND SHOWN ON THIS PLAT AND WHOSE NAME IS SUBSCRIBED HERETO, IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, ACKNOWLEDGES THAT THIS PLAT WAS MADE FROM A ACTUAL SURVEY, AND THAT THE SURVEY WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF PUBLIC FOREVER ALL STREETS, SEWER COLLECTORS, LIFT STATIONS, DRAINS, EASEMENTS, AND OTHER PUBLIC FACILITIES AND APPURTENANCES THEREON SHOWN.

SIGNATURE OF SUBDIVIDER _____ DATE _____

PRINTED OR TYPED NAME OF SUBDIVIDER _____ DATE _____

[Signature]
 SIGNATURE OF OWNER _____ DATE 5-16-2018

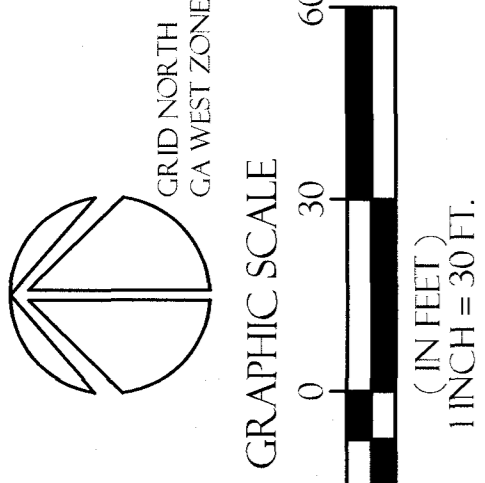
[Signature]
 PRINTED OR TYPED NAME OF OWNER _____ DATE 1-18-2018

This plat and permitted reproductions, in whole or in part, are instruments of service and are the sole property of McFarland-Dyer & Associates, Inc. unless otherwise agreed in writing. No part of this plat may be reproduced, stored in a retrieval system, or used for any projects other than specifically indicated herein without written authorization from and due compensation to McFarland-Dyer & Associates, Inc.

This plat was prepared for the exclusive use of the person, persons, or entity named hereon. This plat does not extend to any unnamed person, persons, or entity without the express recertification of the surveyor naming such person, persons, or entity.

GENERAL NOTES:

1. FROM MAP NUMBER A11303566E EFFECTIVE 09-29-2006, INDICATES THAT THIS TRACT DOES NOT LIE IN AN AREA DESIGNATED AS HAVING FLOOD HAZARD.
2. THIS PLAT OF SURVEY MAKES NO WARRANTY OR GUARANTEE AS TO THE EXISTENCE OF ANY EASEMENTS OF ANY TYPE, NO ABSTRACT OR TITLE SEARCH WAS PERFORMED BY THE SURVEYOR TO DISCOVER THE EXISTENCE OF ANY EASEMENTS.
3. THE PREMISES SHOWN AND DESCRIBED HEREON ARE SUBJECT TO ANY EXISTING EASEMENTS, RIGHTS-OF-WAY, SETBACK LINES WHETHER OR NOT THEY MAY BE SHOWN ON THE PLAT HEREON OR WHETHER OR NOT RECORDED IN THE PUBLIC RECORDS. NO LISTS OF ASSIGNED ASSOCIATES WITH THE EXISTENCE OF ANY EASEMENTS OR RESTRICTION ON THE USE OF THE PROPERTY.



FRIENDSHIP COMMUNITY BAPTIST CHURCH, INC
 DB 6583, PG 93

N/F SHERRY L. PIRKLE AND SUSAN L. PIRKLE
 DB 7392, PG 303

N/F ELISIE PUCKETT HARRISON
 DB 6240, PG 132
 Parcel - 15048 000025

N/F DAN ROBERTSON
 3745 FRIENDSHIP ROAD
 BUFORD, GA 30519
 CONTACT PHONE: 404-925-2159

N/F STANLEY HARRISON
 7475 WILLIAMS ROAD
 BUFORD, GA 30519

N/F ROBERTSON, CHADWICK D.
 Parcel - 15048 000025B

N/F ROBERTSON, CHADWICK D.
 Parcel - 15048 000025D

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THE FOLLOWING GOVERNMENTAL BODIES HAVE APPROVED THIS MAP, PLAT OR PLAN FOR FILING:

HALL COUNTY ENGINEERING
 DATE: 9/25/18

HALL COUNTY PLANNING
 DATE: 10/1/18

HALL COUNTY HEALTH
 DATE: 10/13/18

This property meets the lot size as required by the Hall County Board of Health. This lot has not been approved for on site sewage management system. Suitable soils will be required prior to approval or issuance of an on site sewage system permit.

Any abandoned well shall be properly closed as per Water Well Standards Act. Any abandoned septic tank shall be pumped by a State certified pumpier/trailer and crushed/filled.

SURVEYOR:
 MCFARLAND-DYER & ASSOCIATES, INC.
 4174 SILVER PEAK PARKWAY
 SUWANEE, GEORGIA 30024
 CONTACT PERSON: CHRIS WHITLEY
 770-932-6830

OWNERS/SUBDIVIDER:
 DAN ROBERTSON
 3745 FRIENDSHIP ROAD
 BUFORD, GA 30519
 CONTACT PHONE: 404-925-2159

STANLEY HARRISON
 7475 WILLIAMS ROAD
 BUFORD, GA 30519

RECORDING PERMIT
 BY: *[Signature]*
 HALL COUNTY PLANNING COMMISSION

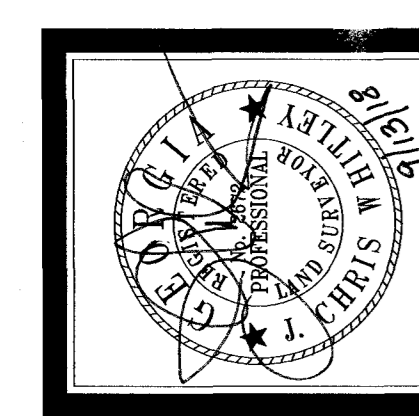
TRACT 1: 11.05 AC.

TRACT 2: 1.02 AC.

TRACT 3: 0.16 AC.

THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE CONFORMING STANDARDS FOR PROPERTY SURVEYS IN CHAPTER 180-7 OF THE RULES OF THE GEORGIA BOARD OF PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT (O.C.G.A. 15-6-67, 15-6-67, 15-6-67, 43-15-4, 43-15-6, 43-15-19, 43-15-22).

ENGINEERING NOTES:
 1. Any stream or state water located on this property may be subject to a 50 foot undisturbed natural vegetative buffer and a 75 foot impervious surface setback. (Hall County Code § 8.170.070)
 2. If property is located in the North Oconee Watershed District, then additional stream buffers and impervious setbacks may be required for compliance. (Hall County Code § 17.225.040)
 3. This property is/is not located in a flood hazard area as shown on flood insurance rate map #13139C03566, Hall County Georgia, dated 09-29-2006.
 4. This property is/is not located in the Hall County Future Flood Zone per Hall County GIS.
 5. If residential property is subdivided into seven lots or more with all lots accessing existing Hall County, Georgia roads, then stormwater management is required for compliance. (Hall County Code § 8.180.120 and § 8.180.130) Parcel - 15048 000025 GRANTING 0.16 AC TO Parcel - 15048 000025D. NO NEW LOTS PROPOSED ONLY PROPERTY EXCHANGE



MDA
 MCFARLAND-DYER & ASSOCIATES
 4174 SILVER PEAK PARKWAY
 SUWANEE, GEORGIA 30024
 PHONE (770) 932-6830
 WWW.MDAINC.COM