

LEGEND:
 IRON PIN FOUND
 I.P.F.
 IRON PIN SET (1/2" RB)
 REBAR
 P/L
 PROPERTY LINE
 CENTERLINE
 INT.
 INTERSECTION
 R/W
 RIGHT OF WAY
 B/D
 BUILDING
 POWER LINE
 FENCE



DOWNER'S CERTIFICATE
 THE UNDERGROUND UTILITIES IN THE
 LAND SHOWN ON THIS PLAT AND THAT THE PLAT AND
 OR ASSOCIATED THEREWITH MEET ALL APPLICABLE REQUIREMENTS
 CODE THE OWNER FURTHER AND DEDICATED AND DEVELOPMENT
 ALLOTMENT TO BE HIS FREE ACT AND DEED, AND DEDICATES TO
 THE CITY OF GAINESVILLE FOREVER ALL AREAS SHOWN OR INDICATED
 USE THIS PLAT AS PUBLIC STREET, EASEMENTS OR OTHER PUBLIC
 IMPROVEMENTS HEREINAFTER FACILITIES. HOWEVER, THE CITY OF
 OF GAINESVILLE WILL NOT TAKE OWNERSHIP AND MAINTENANCE OF
 THESE FACILITIES UNTIL SUCH TIME AS THE UNDERSIGNED PETITIONS
 THE BOARD OF PUBLIC WORKS OF THE CITY OF GAINESVILLE ACCEPTS
 IN SECTION 9-13-14-12 OF THE GAINESVILLE UNIFIED LAND DEVELOPMENT
 CODE AND PROVIDED A MAINTENANCE BOND AS REQUIRED IN SECTIONS
 9-13-13-9 AND 10.

DOWNER'S NAME: FIELDALE FARMS, LLC
 DOWNER'S ADDRESS: P.O. Box 558
BRAUNWALD, GA 30511
 DATE: 26 SEP 2022
 DOWNER'S SIGNATURE: *[Signature]*

FIELD WORK COMPLETED: 05/12/2022
 INSTRUMENTS USED: NIXON DTM 520
 BASIS FOR BEARING SEE PLAT BOOK 976 PAGE 143



HOLCOMB SURVEYING
 1000 W. HUNTER STREET
 DEMOREST, GEORGIA 30535
 TEL#: 706-754-1875

As required by subsection(d) of O.C.G.A., this plat has been prepared by a
 professional land surveyor and is subject to the provisions of the Georgia
 Surveying Act. 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 provisions of the Georgia Surveying Act, 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 15-9-67.

RICHARD H. HOLCOMB RGLS # 2723 DATE: _____

SURVEYOR'S CERTIFICATE
 IT IS HEREBY CERTIFIED THAT THIS PLAT IS TRUE AND CORRECT
 AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY
 SHOWN THEREON. THE SURVEY WAS MADE IN ACCORDANCE WITH THE
 THEREIN ACTUALLY EXIST. THE FIELD DATA UPON WHICH THIS
 PLAT IS BASED HAS A CLOSE PRECISION OF ONE FOOT IN
 30,000 FEET, AND AN ANGULAR ERROR OF 3 SECONDS PER ANGLE.
 BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE
 WITHIN ONE FOOT IN 454,282 FEET.

RICHARD H. HOLCOMB
 REGISTERED GEORGIA LAND SURVEYOR NO. 2723
 158 HOLCOMB CIRCLE
 DEMOREST, GEORGIA, 30535
 706-754-1875
 DATE: 26 SEP 2022

THIS BLOCK IS RESERVED FOR
 THE CLERK OF SUPERIOR COURT

ANY STREAM OR STATE WATER LOCATED ON THIS PROPERTY
 MAY BE SUBJECT TO A 50 FEET UNDISTURBED NATURAL
 VEGETATIVE BUFFER AND A 75 FEET IMPERVIOUS SURFACE
 SETBACK. CHALL COUNTY CODE 8170070

IF PROPERTY IS LOCATED IN THE NORTH DEUCE WATERSHED
 DISTRICT, THEN ADDITIONAL STREAM BUFFER AND SETBACKS
 MAY BE REQUIRED FOR COMPLIANCE. CHALL COUNTY
 CODE 17.225.040

PROPERTY IS NOT IN A FLOOD HAZARD AREA
 REFERENCE FEMA FLOOD MAP 1319501095G
 PANEL 155. DATE 09/13/2018.

PROPERTY IS NOT LOCATED IN THE HALL COUNTY
 FUTURE FLOOD ZONE PER HALL COUNTY GIS.

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. CHALL COUNTY CODE 8180160



PLAT BOOK 976 PAGE 143
 DIVISION OF PARENT TRACT
 SURVEY FOR:
 HALL COUNTY
 GOVERNMENT

LOCATED IN
 CITY OF GAINESVILLE
 GAINESVILLE (GN 4ID) DISTRICT
 DEMOREST, GEORGIA
 DATE: 05/12/2022
 SCALE: ONE INCH = 100 FEET

