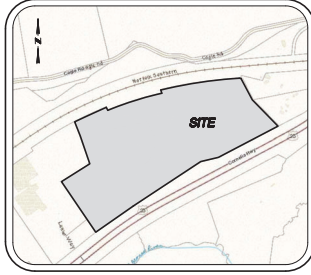


TOTAL ACRES
80.03 ACRES



VICINITY MAP
SCALE: NTS

LEGEND

ATF	ANGLE IRON FOUND	HDPE	HIGH DENSITY POLYETHYLENE PIPE	PP	POWER POLE
AS	ALSO KNOWN AS	HW	REINFORCING WIRE	PLP	POWER & LIGHT POLE
CB	CLUB INLET	IOV	INVERT ELEVATION	PVC	POLYVINYLCHLORIDE PIPE
CI	CONCRETE INLET	IPF	IRON PIN SET (1/2" REBAR)	RC	REINFORCED CONCRETE
CL	CHAIN LINK FENCE	IPB	IRON PIN SET (1/2" REBAR)	ROW	RIGHT OF WAY
CM	CONCRETE MANDREL FOUND	IS	LAND ISLOT	RS	REINFORCING STEEL
CMP	CORRUGATED METAL PIPE	LL	LAND LOT	SS	SANITARY SEWER LINE
CTP	CRACKED TOP PIPE	LLP	LIMITED LIABILITY PARTNERSHIP	SUB	SINGLE-WINE CATCH BASIN
DB	DEBIT BOOK PAGE	LLS	LAND LOT LINE	TBM	TEMPORARY BENCHMARK
DC	DRAINAGE CURB	LLP	LIMITED LIABILITY PARTNERSHIP	TEL	TELEPHONE LINE
DE	DUCTILE IRON PIPE	LLPL	LIMITED LIABILITY PARTNERSHIP	TEL	TELEPHONE POLE
DIP	DUCTILE IRON PIPE	LS	LAND SLIDE	TRP	TRUE POINT OF BEGINNING
DSB	DRINKING WATER BASIN	LSP	LIMITED LIABILITY PARTNERSHIP	UW	UNDERGROUND UTILITY
EP	EDGE OF PAVEMENT	MW	MANHOLE TO MASONRY WALL	W	WATER LINE
FL	FLARED END SECTION	NW	NORTH WEST CORNER	WM	WATER METER
FH	FIRE HYDRANT	ODP	OPEN TOP PIPE	WV	WATER VALVE
FI	FIRE METER	OS	OPEN TOP SIGN		
FL	FUEL LINE	PL	PROPERTY LINE		
S.M.D.	SCHOOL DISTRICT	PS	POWER BOX		
BY	BASIN	PAB	POWER ADJUSTMENT BOX		
SV	GAS VALVE	PR	POWER RECEPT		
GA	GUY WIRE	POS	POINT OF BEGINNING		

NOTE
THIS PLAT IS NOT FOR RECORDING. THIS PLAT DOES NOT CONTAIN THE SURVEYOR'S CERTIFICATION REQUIRED BY O.C.G.A. SECTION 15-6-16 FOR RECORDING. THIS SURVEY COMPLES WITH ALL OTHER REQUIREMENTS OF THE MINIMUM STANDARDS AND SPECIFICATIONS OF THE STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS.

NOTE
THIS IS NOT A BOUNDARY SURVEY AND IS NOT INTENDED TO TRANSFER PROPERTY.

REFERENCES

1. REFERENCE IS HEREBY MADE TO THAT CERTAIN SURVEY FOR ROY SWEAT, PREPARED BY HUBERT LOVELL, DATED 11/5/73, LAST REVISED 11/15/85, RECORDED IN PLAT BOOK 108, PAGE 78 IN HALL COUNTY, GEORGIA RECORDS.
2. REFERENCE IS HEREBY MADE TO THAT CERTAIN ALTA/NSPS LAND TITLE SURVEY FOR KATIE INVESTMENTS, INC., IVE INVESTMENT RE, LLC, GA LULA CORNELIA HWY, LLC, REVSANT BANK & STEWART TITLE GUARANTY COMPANY, PREPARED BY ROCHESTER & ASSOCIATES, INC., DATED 9/9/21, LAST REVISED 2/9/24.
3. REFERENCE IS MADE HERETO IN THE FOLLOWING PLATS AND DEEDS USED IN THE PREPARATION OF THIS SURVEY:
a. GOOT RIGHT-OF-WAY PROJECT F-013-1(29)
b. DEED BOOK 702, PAGE 147
c. PLAT BOOK 872, PAGE 237
d. PLAT BOOK 16, PAGE 127
e. PLAT SLIDE 787, PAGE 302A

Rochester | **DCCM**
Rochester and Associates, LLC
435 W. 21st Street, 2nd Floor
Rochester, NY 14620
770.218.0600 | rochester.dccm.com

GA LULA CORNELIA HWY, LLC
ZONING EXHIBIT FOR

NO.	DATE	DESCRIPTION	REVISIONS

SHEET 1
DATE: 10/13/24
SCALE: 1"=200'
DRAWN BY: LUC
DWG NO.: C0816017