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TIME: 4:59 PM
PLAT BOOK: 00875
PAGE: 00143
RECORDING FEE: 8.00
PARTICIPANT ID: 3153517043
CLERK: Charles Baker
Hall County, GA
NOTE: JP

STRUCTURES VISIBLE ON THE DATE OF SURVEY ARE SHOWN HEREON. LOCATIONS ARE ACCURATE ONLY WHERE DIMENSIONED.

THE BOUNDARY IS SUBJECT TO CHANGE DUE TO NATURAL CAUSES AND IT MAY NOT REPRESENT THE ACTUAL LIMIT OF TITLE.

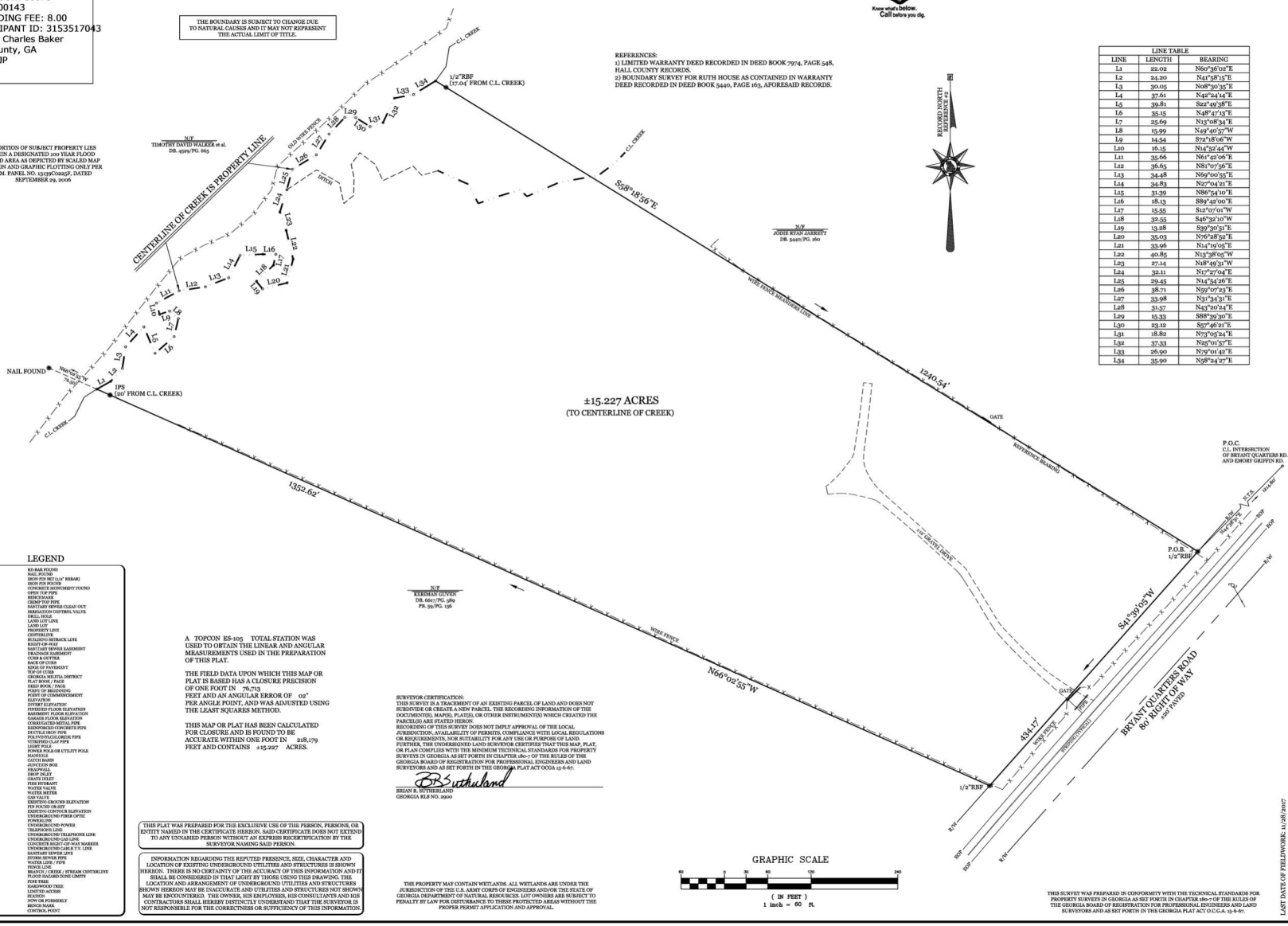
THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE. SUBJECT AND ADJACENT PROPERTY OWNER'S DEED REFERENCES WERE PROVIDED BY GEORGIA PREMIER LAND SERVICES, INC. AND ARE NOT GUARANTEED AS TO ACCURACY OR COMPLETENESS.

811 Know what's below. Call before you dig.

THE CERTIFICATION, AS SHOWN HEREON, IS PURELY A STATEMENT OF PROFESSIONAL OPINION BASED ON KNOWLEDGE, INFORMATION AND BELIEF, AND BASED ON EXISTING FIELD EVIDENCE AND DOCUMENTARY EVIDENCE AVAILABLE. THE CERTIFICATION IS NOT AN EXPRESSED OR IMPLIED WARRANTY OR GUARANTEE.

REFERENCES:
1) LIMITED WARRANTY DEED RECORDED IN DEED BOOK 7974, PAGE 548, HALL COUNTY RECORDS.
2) BOUNDARY SURVEY FOR RUTH HOUSE AS CONTAINED IN WARRANTY DEED RECORDED IN DEED BOOK 5440, PAGE 163, AFORESAID RECORDS.

NO PORTION OF SUBJECT PROPERTY LIES WITHIN A DESIGNATED 100 YEAR FLOOD HAZARD AREA AS DEPICTED BY SCALED MAP LOCATION AND GRAPHIC PLOTTING ONLY PER F.I.R.M. PANEL NO. 13139C0295F, DATED SEPTEMBER 29, 2006



LINE TABLE		
LINE	LENGTH	BEARING
L1	22.02	N60°36'02"E
L2	24.20	N41°58'15"E
L3	30.05	N08°30'35"E
L4	37.61	N42°24'14"E
L5	39.81	S22°49'38"E
L6	35.15	N48°47'13"E
L7	25.69	N13°08'34"E
L8	15.99	N49°40'37"W
L9	14.54	S72°18'06"W
L10	16.15	N14°52'44"W
L11	35.66	N61°42'06"E
L12	36.65	N81°07'56"E
L13	34.48	N69°00'55"E
L14	34.83	N27°04'21"E
L15	31.39	N86°54'10"E
L16	18.13	S89°42'00"E
L17	15.55	S12°07'01"W
L18	32.55	S46°32'10"W
L19	13.28	S59°30'51"E
L20	35.03	N76°28'52"E
L21	33.96	N14°19'05"E
L22	40.85	N13°38'05"W
L23	27.14	N18°49'31"W
L24	32.11	N17°27'04"E
L25	29.45	N14°54'26"E
L26	38.71	N59°07'23"E
L27	33.98	N31°34'31"E
L28	31.57	N43°20'24"E
L29	15.33	S88°39'30"E
L30	23.12	S87°46'21"E
L31	18.82	N73°05'24"E
L32	37.33	N25°01'37"E
L33	26.90	N79°01'42"E
L34	35.90	N58°24'27"E

LEGEND

RBF	RE-BAR FOUND
NL	NAIL FOUND
IPS	IRON PIN SET (1/2" REBAR)
IPF	IRON PIN FOUND
CMF	CONCRETE MONUMENT FOUND
CMS	CONCRETE MONUMENT
TBM	BENCHMARK
CTP	CRIMP TOP PIPE
C/O	SANITARY SEWER CLEAN OUT
ICV	IRRIGATION CONTROL VALVE
DH	DRILL HOLE
LLL	LAND LOT LINE
L/L	LAND LOT
P.	PROPERTY LINE
C.L.	CENTERLINE
BSL	BUILDING SETBACK LINE
R/W	RIGHT-OF-WAY
DE	DRAINAGE EASEMENT
DE	DRAINAGE EASEMENT
CBG	CURB & GUTTER
BOC	BACK OF CURB
EOF	EDGE OF PAVEMENT
TC	TOP OF CURB
GMD	GEORGIA MILITIA DISTRICT
DB/PG	DEED BOOK / PAGE
DB/PG	DEED BOOK / PAGE
POB	POINT OF BEGINNING
POC	POINT OF COMMENCEMENT
ELEV	ELEVATION
FF	FINISHED FLOOR
FFE	FINISHED FLOOR ELEVATION
BFE	BASEMENT FLOOR ELEVATION
GFE	GARAGE FLOOR ELEVATION
CMP	CORRUGATED METAL PIPE
RCP	REINFORCED CONCRETE PIPE
DIP	DUCTILE IRON PIPE
PVC	POLYVINYL CHLORIDE PIPE
VCP	VITRIFIED CLAY PIPE
LP	LIGHT POLE
PP	POWER POLE OR UTILITY POLE
MH	MANHOLE
JB	JUNCTION BOX
JB	JUNCTION BOX
HW	HEADWALL
DI	DROP INLET
GI	GRATE INLET
FH	FIRE HYDRANT
WV	WATER VALVE
WM	WATER METER
GV	GAS VALVE
845.0	EXISTING GROUND ELEVATION
	FIN FOUND OR SET
910	EXISTING CONTOUR ELEVATION
	UNDERGROUND FIBER OPTIC
	POWERLINE
	UNDERGROUND POWER
	TELEPHONE LINE
	UNDERGROUND TELEPHONE LINE
	UNDERGROUND GAS LINE
	CONCRETE RIGHT-OF-WAY MARKER
	OVERHEAD POWER LINE & T.V. LINE
	SANITARY SEWER LINE
	STORM SEWER PIPE
	WATER LINE / PIPE
	FENCE LINE
	TOP OF BANK / CREEK / STREAM CENTERLINE
	FLOOD HAZARD ZONE LIMITS
	PINE TREE
	HARDWOOD TREE
	LIMITED ACCESS
HA	HEATING
N/F	NOW OR FORMERLY
	BENCH MARK
	CONTROL POINT

A TOPCON ES-105 TOTAL STATION WAS USED TO OBTAIN THE LINEAR AND ANGULAR MEASUREMENTS USED IN THE PREPARATION OF THIS PLAT.

THE FIELD DATA UPON WHICH THIS MAP OR PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 76,713 FEET AND AN ANGULAR ERROR OF 02" PER ANGLE POINT, AND WAS ADJUSTED USING THE LEAST SQUARES METHOD.

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 218,179 FEET AND CONTAINS ±15.227 ACRES.

SURVEYOR CERTIFICATION:
THIS SURVEY IS A TRACEMENT 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.
RECORDING 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 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 15-6-67.

BRIAN R. SUTHERLAND
GEORGIA RLS NO. 2900

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

INFORMATION REGARDING THE REPUTED PRESENCE, SIZE, CHARACTER AND LOCATION OF EXISTING UNDERGROUND UTILITIES AND STRUCTURES IS SHOWN HEREON. THERE IS NO CERTAINTY OF THE ACCURACY OF THIS INFORMATION AND IT SHALL BE CONSIDERED IN THAT LIGHT BY THOSE USING THIS DRAWING. THE LOCATION AND ARRANGEMENT OF UNDERGROUND UTILITIES AND STRUCTURES SHOWN HEREON MAY BE INACCURATE AND UTILITIES AND STRUCTURES NOT SHOWN MAY BE ENCOUNTERED. THE OWNER, HIS EMPLOYEES, HIS CONSULTANTS AND HIS CONTRACTORS SHALL HEREBY DISTINCTLY UNDERSTAND THAT THE SURVEYOR IS NOT RESPONSIBLE FOR THE CORRECTNESS OR SUFFICIENCY OF THIS INFORMATION.

THE PROPERTY MAY CONTAIN WETLANDS. ALL WETLANDS ARE UNDER THE JURISDICTION OF THE U.S. ARMY CORPS OF ENGINEERS AND/OR THE STATE OF GEORGIA DEPARTMENT OF NATURAL RESOURCES. LOT OWNERS ARE SUBJECT TO PENALTY BY LAW FOR DISTURBANCE TO THESE PROTECTED AREAS WITHOUT THE PROPER PERMIT APPLICATION AND APPROVAL.

THIS SURVEY WAS PREPARED IN CONFORMITY WITH THE 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 O.C.G.A. 15-6-67.

LAST DATE OF FIELDWORK: 11/28/2017

GEORGIA PREMIER LAND SERVICES, INC.
PROFESSIONAL LAND SURVEYING
3010 HAMILTON MILL ROAD
BUFORD, GEORGIA 30519
(770) 614-3004 FAX (770) 614-3936
LAND SURVEYING COA #1577

RETRACEMENT SURVEY FOR:

ROBERT CABRAL

LOCATED IN GENERAL MILITIA DISTRICT 1557
HALL COUNTY, GEORGIA
SCALE 1"=60'

GEORGIA REGISTERED LAND SURVEYOR BRIAN R. SUTHERLAND NO. 2900
11/28/2017

DATE	NO	DESCRIPTION

11/28/2017 DATE
17374 PROJ. NUMBER
BS DRAWN BY

1 of 1