

RESERVED FOR CLERK OF SUPERIOR COURT RECORDING INFORMATION

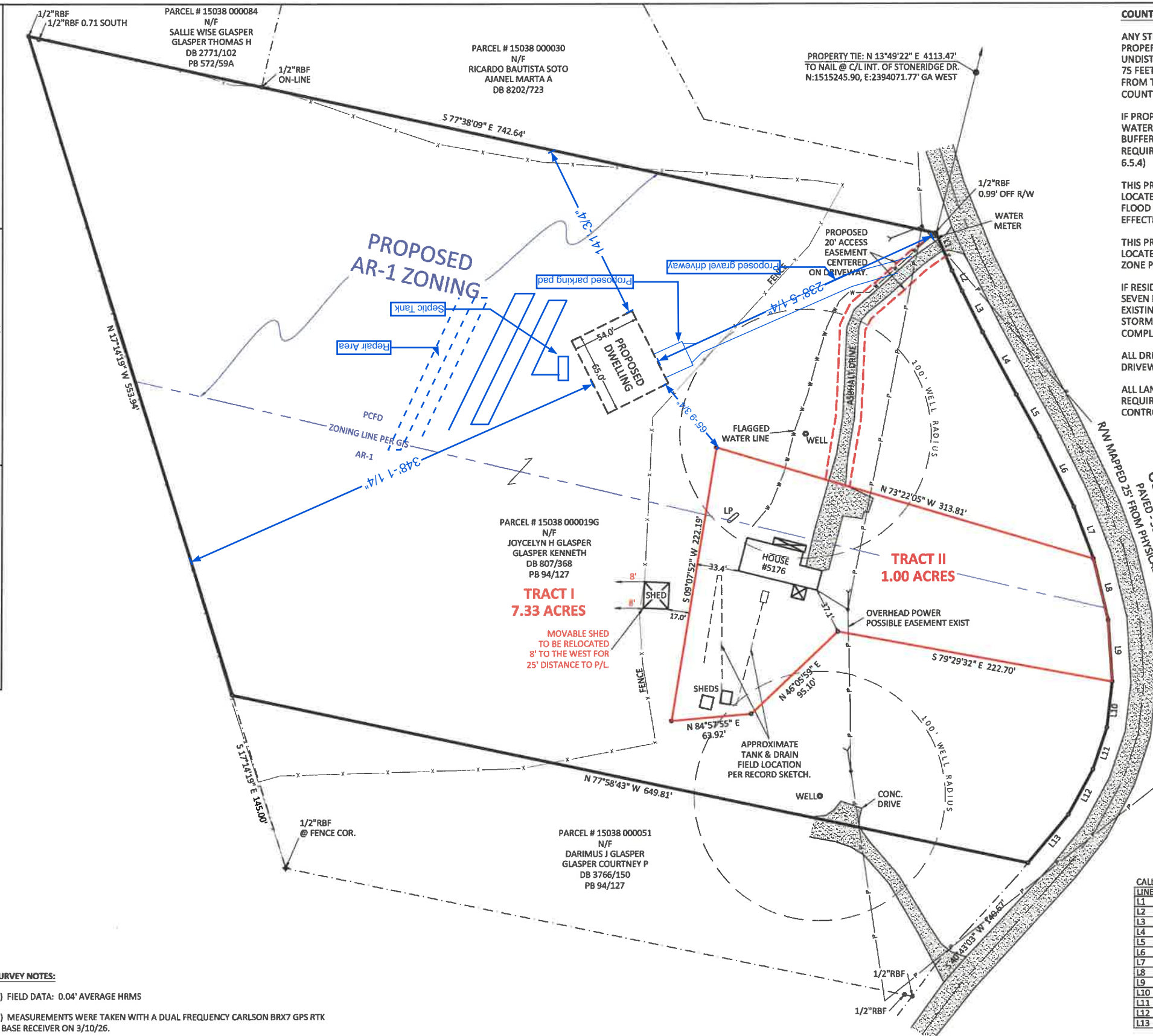
SURVEYOR'S CERTIFICATE
 AS REQUIRED BY SUBSECTION (D) OF O.C.G.A. SECTION 15-6-67, THIS PLAT HAS BEEN PREPARED BY A LAND SURVEYOR AND APPROVED BY ALL APPLICABLE LOCAL JURISDICTIONS FOR RECORDING AS EVIDENCED BY APPROVAL CERTIFICATES, SIGNATURES, STAMPS, OR STATEMENTS HEREON. SUCH APPROVALS OR AFFIRMATIONS 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 FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-6-67.



P.A.C.S. DATE 3/10/26
 PATRICK D. CANADAY, GA RLS #3039
 CLARKCANADAY, LLC
 C.O.A NO. LSF 00175
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TEXT LEGEND
 O.T.P.F. = OPEN TOP FOUND
 C.T.P.F. = CRIMPED TOP FOUND
 R.B.F. = REBAR FOUND
 C.M.F. = CONCRETE MONUMENT
 A.I.F. = ANGLE IRON FOUND
 I.P.S. = IRON PIN SET (1/2" REBAR)
 R/W = RIGHT OF WAY
 B/L = BUILDING LINE
 N/F = NOW OR FORMERLY
 D.B. = DEED BOOK
 P.B. = PLAT BOOK
 P.G. = PAGE
 D.E. = DRAINAGE EASEMENT
 N.T.S. = NOT TO SCALE
 P.O.C. = POINT OF COMMENCEMENT
 P.O.B. = POINT OF BEGINNING
 P/L = PROPERTY LINE
 C/L = CENTER LINE
 T.B.M. = BENCHMARK
 F.F.E. = FINISH FLOOR ELEVATION
 E.L. = ELEVATION
 P.O.L. = POINT ON LINE

SYMBOL LEGEND
 + = LIGHT POLE
 ● = SEWER LATERAL
 ◻ = WATER METER
 ◻ = POWER BOX
 ◻ = CABLE TV BOX
 ◻ = TELEPHONE CO. BOX
 ● = FIRE HYDRANT
 ⊙ = WATER VALVE
 -p- = OVERHEAD POWER LINE
 -x- = FENCE LINE
 -fo- = U.G. COMMUNICATION LINE
 -g- = GAS LINE
 -w- = WATER LINE
 -t- = TELEPHONE LINES/CABLE/FO
 -e- = UNDERGROUND POWER
 -s- = SANITARY SEWER
 ○ = SET 1/2" REBAR
 ■ = STORM PIPE
 ■ = STREET OR TRAFFIC SIGN
 (R) = RECORD CALL



SURVEY NOTES:
 1.) FIELD DATA: 0.04' AVERAGE HRMS
 2.) MEASUREMENTS WERE TAKEN WITH A DUAL FREQUENCY CARLSON BRX7 GPS RTK & BASE RECEIVER ON 3/10/26.
 3.) PLAT PRECISION: 1'/168,472'.
 4.) THIS PLAT HAS BEEN DONE FOR THE USE AND PURPOSE OF THE CLIENT ASCRIBED AND CONTRACTED WITH BELOW. ALL OTHER PARTIES ARE SUBSEQUENTLY PUT ON NOTICE AS TO THE LIMITED DEGREE OF RELIANCE UPON THIS PLAT BY THIRD PARTIES.
 5.) THE PUBLIC RECORDS REFERENCED HEREON REFLECT THOSE RECORDS NECESSARY TO THE BOUNDARY OF THE SUBJECT PROPERTY. THEY DO NOT CONSTITUTE A TITLE SEARCH. PROPERTY IS SUBJECT TO ALL RIGHT OF WAYS, EASEMENTS, AND RESTRICTIONS OF RECORD.
 6.) THE NORTH MERIDIAN SHOWN HEREON IS BASED ON GRID NORTH GA WEST OBTAINED BY GPS RTK/BASE METHODS USING THE LEICA SMARTNET NETWORK.

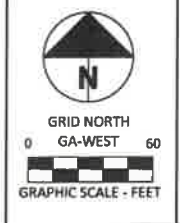
COUNTY NOTES:
 ANY STREAM OR STATE WATER LOCATED ON THIS PROPERTY MAY BE SUBJECT TO A 50 FEET UNDISTURBED NATURAL VEGETATIVE BUFFER AND A 75 FEET IMPERVIOUS SURFACE SETBACK MEASURED FROM THE POINT OF WRESTED VEGETATION (HALL COUNTY CODE § 10.4.7).
 IF PROPERTY IS LOCATED IN THE NORTH OCONEE WATERSHED DISTRICT, THEN ADDITIONAL STREAM BUFFERS AND IMPERVIOUS SETBACKS MAY BE REQUIRED FOR COMPLIANCE. (HALL COUNTY CODE § 6.5.4)
 THIS PROPERTY OR A PORTION THEREOF IS NOT LOCATED IN A FLOOD HAZARD AREA AS SHOWN ON FLOOD INSURANCE RATE MAP #13139C0313G, EFFECTIVE ON 12/1/2022.
 THIS PROPERTY OR A PORTION THEREOF IS NOT LOCATED IN THE HALL COUNTY STUDIED 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. (HALL COUNTY CODE § 10.5.7)
 ALL DRIVEWAYS MUST MEET HALL COUNTY DRIVEWAY REGULATIONS PER CODE § 12.40.
 ALL LAND DISTURBANCES OVER ONE ACRE SHALL REQUIRE AN EROSION SEDIMENTATION POLLUTION CONTROL PLAN.

CALLS ALONG RIGHT OF WAY

LINE	BEARING	DISTANCE
L1	S 22°56'13" E	32.71'
L2	S 26°08'45" E	18.15'
L3	S 26°08'45" E	36.76'
L4	S 28°15'59" E	57.04'
L5	S 28°37'54" E	38.64'
L6	S 25°55'41" E	62.52'
L7	S 20°42'18" E	44.64'
L8	S 13°25'10" E	50.48'
L9	S 04°02'02" E	49.64'
L10	S 06°24'37" W	37.05'
L11	S 18°14'46" W	35.29'
L12	S 28°00'04" W	41.01'
L13	S 39°39'01" W	50.22'

Drawn By: PDC
 Plat Date: 3/10/26
 Field Date: 3/10/26
 Scale: 1" = 60'
 Project No.: 5176OLIVERRD

CLARKCANADAY
 LAND SURVEYING • PLANNING • CONSULTING
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 Gillsville, Georgia 30543
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 Email: clarkcanaday2@gmail.com



MINOR SUBDIVIDE PLAT FOR:
JOYCELYN H. GLASPER
 G.M.D. 392
 HALL COUNTY, GEORGIA