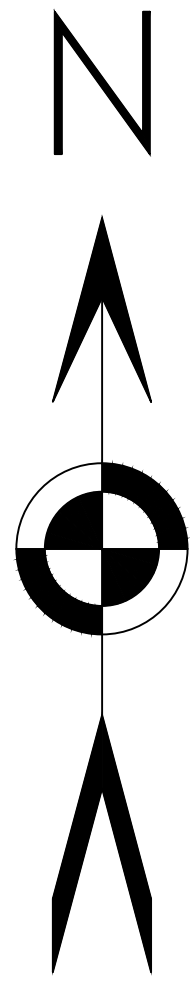
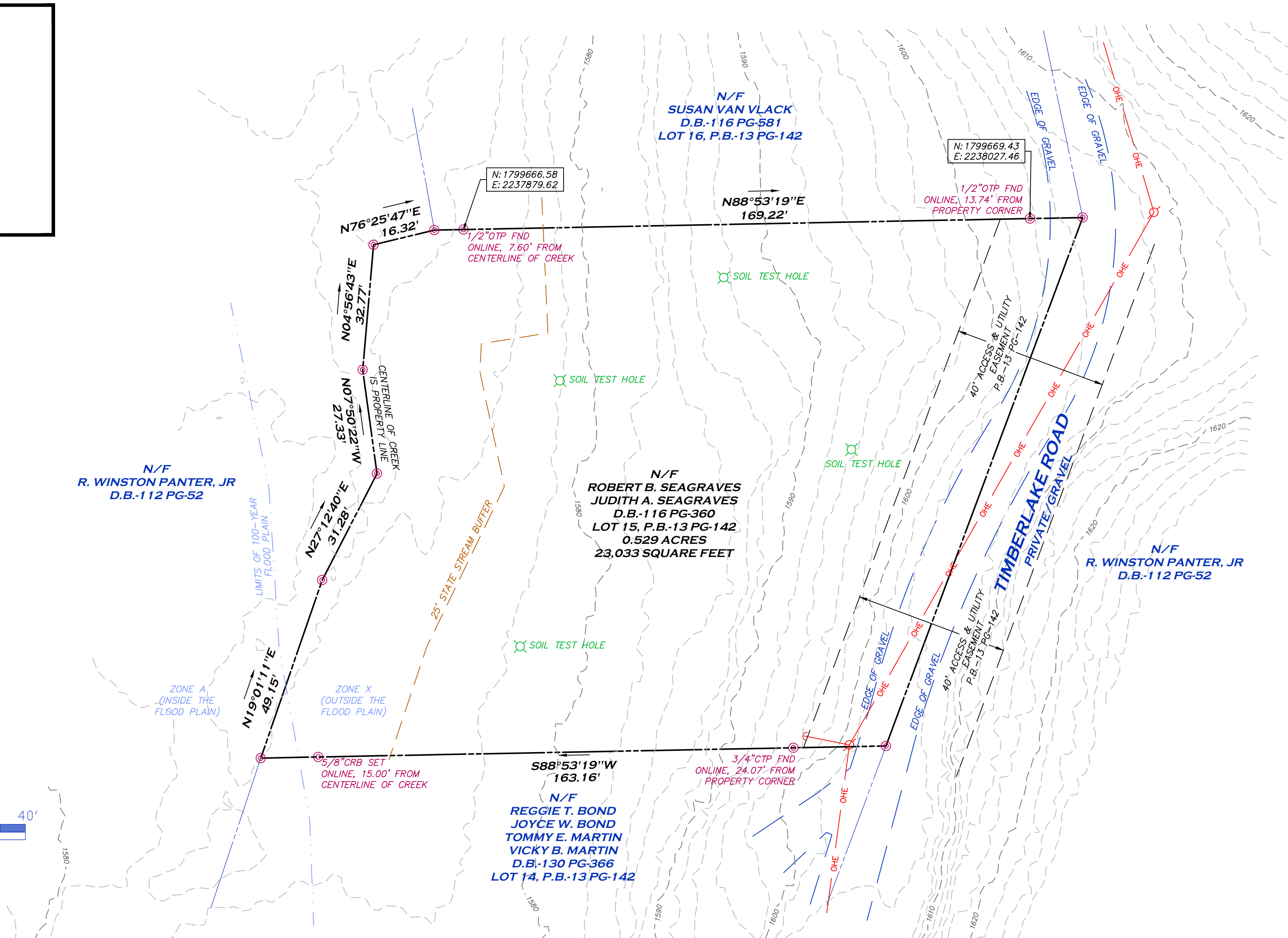
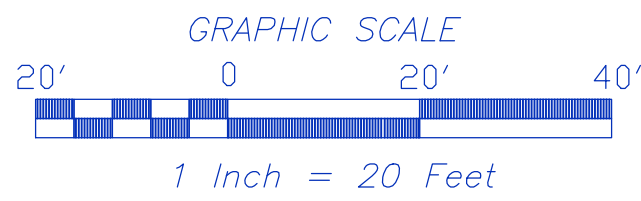


FOR CLERK'S USE



GRID NORTH
(GA WEST)



SURVEY NOTES

- 1) PROPERTY SHOWN HEREON WAS SURVEYED MAY 13, 2023.
- 2) THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE OF 1' IN 24,447" WITH AN ANGULAR ERROR OF 2.16 SECONDS PER ANGLE POINT AND WAS ADJUSTED USING THE COMPASS METHOD.
- 3) A LEICA TS16 TOTAL STATION, CARLSON BRX7 GPS RECEIVER, AND CARLSON RT4 DATA COLLECTOR WERE USED FOR FIELD SURVEY MEASUREMENTS.
- 4) THIS PLAT HAS A MAP CLOSURE OF 1' IN 117,309'.
- 5) SAID DESCRIBED PROPERTY IS LOCATED WITHIN AN AREA HAVING A ZONE DESIGNATION A AND X ON FLOOD INSURANCE RATE MAP NO. 13111C0053E, WITH A DATE OF IDENTIFICATION OF SEPTEMBER 17, 2010, FOR COMMUNITY NUMBER 130249, IN FANNIN COUNTY, STATE OF GEORGIA, WHICH IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PROPERTY IS SITUATED.
- 6) BEARING BASIS (NAD83, GA WEST) AND VERTICAL DATUM (NAVD88, GEOID18) FOR THIS SURVEY WAS ESTABLISHED USING A CARLSON BRX7 GPS RECEIVER UTILIZING OPUS-S FOR POST PROCESSING. THE RELATIVE POSITIONAL ACCURACY, AS CALCULATED ACCORDING TO THE FEDERAL GEOGRAPHIC DATA COMMITTEE PART 3: NATIONAL STANDARD FOR SPATIAL DATA ACCURACY, IS .04 FEET HORIZONTAL AND .07 FEET VERTICAL AT THE 95% CONFIDENCE LEVEL.
- 7) CONTOURS SHOWN HEREON WERE DERIVED FROM USGS LIDAR DATA AND ARE DEPICTED AT A 2-FOOT INTERVAL.

SURVEY REFERENCES

- 1) PLAT BOOK 13, PAGE 142, FANNIN COUNTY RECORDS.
- 2) PLAT BOOK 15, PAGE 55, FANNIN COUNTY RECORDS.
- 3) PLAT BOOK E450, PAGE 3, FANNIN COUNTY RECORDS.

LEGEND

- PROPERTY LINE
- - - FLOOD PLAIN LIMITS
- - - STREAM BUFFER
- OHE — OHE — OVERHEAD UTILITY LINE
- CTP CRIMPED TOP PIPE
- CRB CAPPED REBAR
- FND FOUND
- OTP OPEN TOP PIPE

PREPARED FOR:
APPALACHIAS, LLC

BOUNDARY & TOPOGRAPHIC SURVEY OF:
LOT 15, TIMBERLAKE ESTATES
FANNIN COUNTY PARCEL 0050 86U

STATE: GEORGIA
COUNTY: FANNIN
LAND LOT: 103
DISTRICT: 8
SECTION: 2

REVISIONS

DATE: DESCRIPTION

PROFESSIONAL
LAND SURVEYORS



DATE: MAY 19, 2023
JOB #: 234342
SCALE: 1"=20'
SHEET 1 OF 1