

REFERENCE:
 1. LIBERTY COUNTY PLAT SECTION 1-9, PAGE 4.
 2. LIBERTY COUNTY PLAT SECTION 1-4, PAGE 1.
 3. LIBERTY COUNTY PLAT SECTION 1-12, PAGE 2.
 4. LIBERTY COUNTY PLAT SECTION 0-1, PAGE 1 C & D.

SURVEY DATE: 03/05/05
 EQUIPMENT USED: SINOVA TOTAL STATION
 ANGLER ERROR PER 7.1
 PLAT ERROR OF CLOSURE: 1/1,194,500
 FIELD ERROR OF CLOSURE: 1/98,322

LINE LENGTH	BEARING
U1	153.24
U2	119.74
U3	32.06
U4	118.79
U5	50.31
U6	104.11
U7	108.01

LINE LENGTH	BEARING
E1	40.37
E2	51.43
E3	39.23
E4	27.87
E5	17.36
E6	14.61
E7	22.87
E8	21.03
E9	150.74
E10	150.74
E11	30.13
E12	30.13
E13	27.88
E14	27.88
E15	30.02
E16	338.97
E17	72.88

LINE LENGTH	BEARING
A1	48.28
A2	3.72
A3	62.50
A4	3.72
A5	126.88
A6	126.88
A7	32.80
A8	32.80

Liberty Consolidated Planning Commission
 Approved for Planning Purpose Only
 11-13-06
 By: Maxine Cox, Deputy Clerk

This plat was filed of record in Plat Section 0-20 Page 2, ELS On Nov. 13, 2006 in the Liberty County Clerk's Office.
 By: Maxine Cox, Deputy Clerk

THE INTENTION OF THIS PLAT IS TO SUBDIVIDE LOT B INTO TWO SMALLER LOTS, SHOW THE REVISED BEARINGS OF EASEMENTS & COMMON PROPERTY LINES OF LOTS A AND B, AND INCREASE THE BUILDING SETBACK LINE ALONG BAKER LANE TO A TOTAL DISTANCE OF TWENTY (20) FEET. THIS PLAT SUPERCEDES THE MINOR SUBDIVISION RECORDED IN LIBERTY COUNTY PLAT SECTION 0-1, PAGE 1 C & D.

LINE LENGTH	BEARING
L1	48.02
L2	30.02
L3	50.02

GRAPHIC SCALE: 1" = 60'
 0' 30' 0' 60'

1/1
 SHEET NO. 1 OF 1
 DRAWN BY: JLM
 DATE: 11/13/06
 PROJECT NO. 00000
 SCALE: AS SHOWN

A MINOR SUBDIVISION OF LOT B AND A MINOR REVISION OF LOT A,
 BEING A MINOR SUBDIVISION OF A 5.47 ACRE TRACT, 45878 G.M. DISTRICT,
 STATE OF GEORGIA,
 PREPARED FOR: MATT SIGMAN

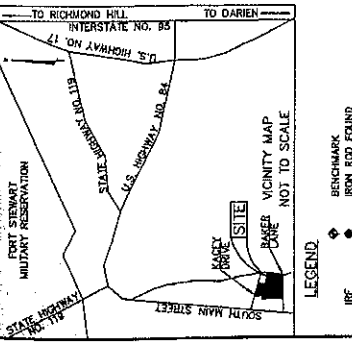
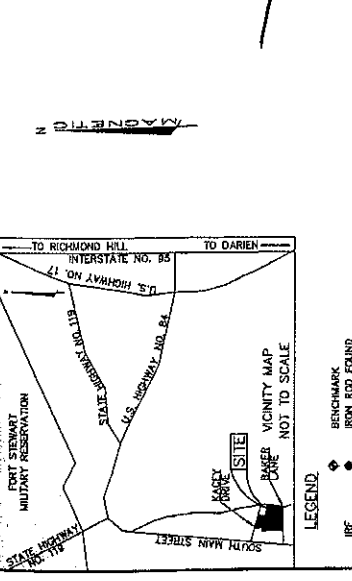
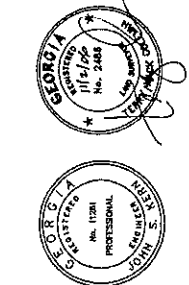
Kern-Coleman & Co., LLC.
 Consulting Engineers • Land Surveyors • Land Planners
 Architects • Landscape Architects • Environmental & Geotechnical
 7 Mid-Century Plaza, Box 15179 • Knoxville, Georgia 37916
 Telephone: (423) 254-4400 • Fax: (423) 256-1565 • E-mail: kern@kerncoleman.com

- NOTES:
- PROPERTY ADDRESS: U.S. HIGHWAY NO. 84, HINESVILLE, GA 31313
 - TOTAL AREA: 5.471 ACRES
 - PARCEL IDENTIFICATION NUMBER: H-37-039
 - CURRENT ZONING OF THIS PROPERTY: C-2 (GENERAL COMMERCIAL)
 - SEWER SYSTEMS
 - BASED ON MY OBSERVATION THIS PROPERTY IS LOCATED IN ZONE GENERAL EMERGENCY MANAGEMENT AREA AS DEFINED BY THE INSURANCE RATE MAP, COMMUNITY-PANEL, COMMUNITY NUMBER 0302, 0002, 03 MAP, DATED FEBRUARY 14, 1997 (MCD 20).
 - ALL BUILDING SETBACKS ARE TO CONFORM TO LOCAL ZONING ORDINANCES.
 - OWNER SHALL MAINTAIN THE PORTION OF THE STORM DETENTION POND THAT IS ON THE OWNER'S PROPERTY.
 - THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS, ENCUMBRANCES, RIGHTS, CLAIMS, LIENS, OR INTERESTS OF ANY KIND, ALL OF WHICH ARE SHOWN ON THIS PLAT.
 - ALL UTILITIES, RIGHTS, CLAIMS, LIENS, OR INTERESTS OF ANY KIND, ALL OF WHICH ARE SHOWN ON THIS PLAT ARE HEREBY DEDICATED FOR THE USE INTENDED.

OWNER: MATT SIGMAN
 DATE: 11-2-06

TERRY MARK GOLDMAN
 GA REG. LAND SURVEYOR NO. 2486

1. CERTAIN THAT IN MY OPINION THIS IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF GEORGIA LAW AND IS SUITABLE FOR RECORDING.



LEGEND:
 BENCHMARK
 IRON ROD FOUND
 IRON PIPE SET
 POWER POLE
 FIRE HYDRANT
 WOOD LINE
 RIGHT-OF-WAY
 RIGHT-OF-WAY
 PLAT RECORD BOOK
 SUBDIVISION MAP BOOK
 PARCEL IDENTIFICATION NUMBER
 BASE FLOOD ELEVATION
 MEAN SEA LEVEL