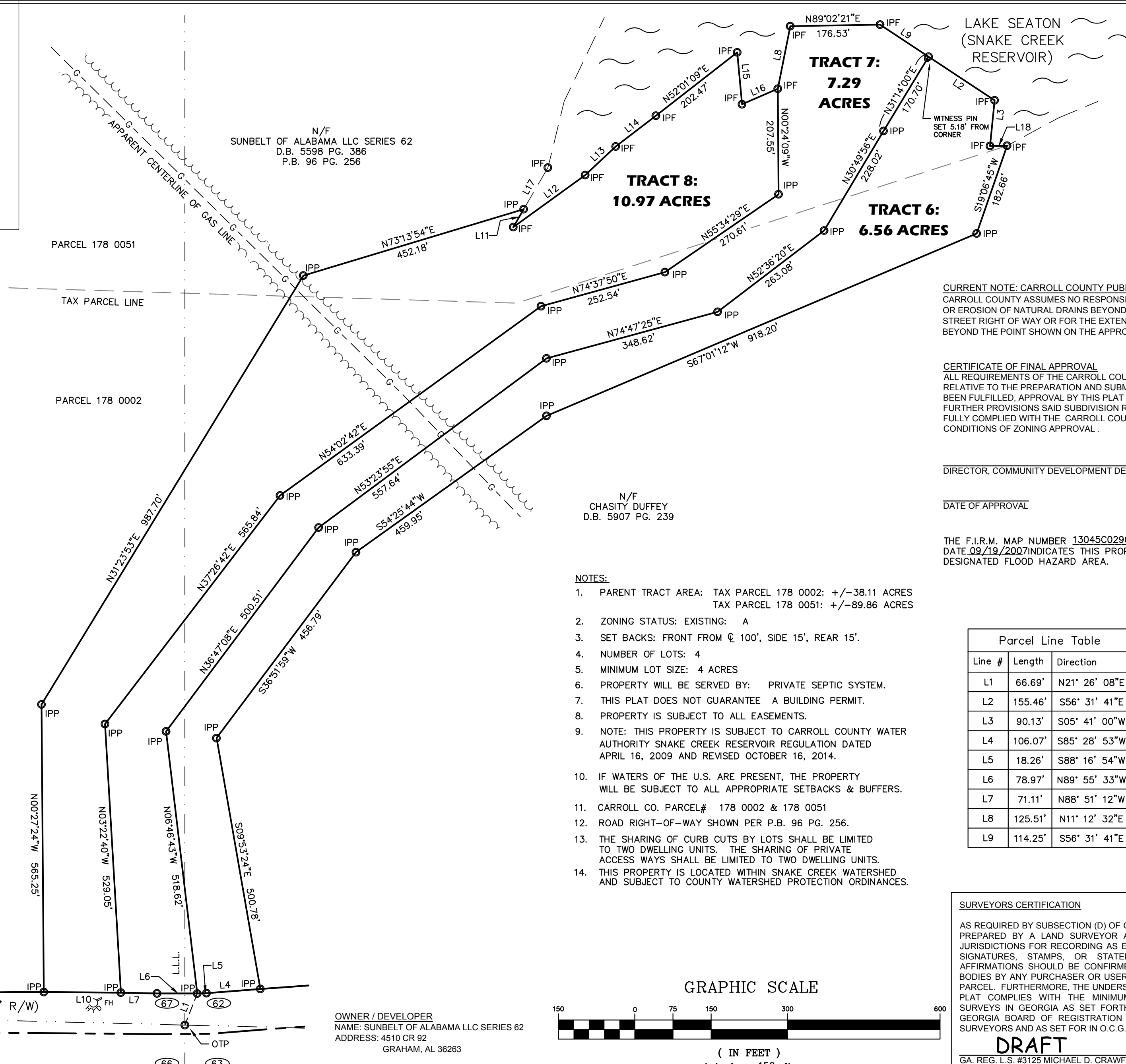


RESERVED FOR CLERK OF COURT

LEGEND

- 101 HOUSE NUMBER
- 10 LOT NUMBER
- PROPERTY CORNER
- PROPERTY LINE
- IPF IRON PIN FOUND (1/2" REBAR UNLESS NOTED)
- IPP IRON PIN PLACED (1/2" REBAR)
- TP OPEN TOP PIPE
- CTP CRIMPED TOP PIPE
- R/W RIGHT OF WAY
- RIGHT OF WAY
- R/W MONUMENT
- 223 LAND LOT NUMBER
- L.L.L. LAND LOT LINE
- LAND LOT LINE
- E.O.P. EDGE OF PAVEMENT
- X- FENCE LINE
- ☆ LAMP POLE
- UTILITY POLE
- PP POWER POLE
- LP LAMP POLE
- P- OVERHEAD POWER
- P.I. POINT OF INTERSECTION
- G- GAS PIPELINE



CURRENT NOTE: CARROLL COUNTY PUBLIC WORKS DEPARTMENT CARROLL COUNTY ASSUMES NO RESPONSIBILITY FOR THE OVERFLOW OR EROSION OF NATURAL DRAINS BEYOND THE EXTENT OF THE STREET RIGHT OF WAY OR FOR THE EXTENSION OF CULVERTS BEYOND THE POINT SHOWN ON THE APPROVED AND RECORDED PLAT.

CERTIFICATE OF FINAL APPROVAL
ALL REQUIREMENTS OF THE CARROLL COUNTY SUBDIVISION REGULATIONS RELATIVE TO THE PREPARATION AND SUBMISSION OF A FINAL PLAT HAVING BEEN FULFILLED, APPROVAL BY THIS PLAT IS HEREBY GRANTED, SUBJECT TO FURTHER PROVISIONS SAID SUBDIVISION REGULATIONS, AND THE PLAT HAS FULLY COMPLIED WITH THE CARROLL COUNTY ZONING RESOLUTION, AND THE CONDITIONS OF ZONING APPROVAL.

DIRECTOR, COMMUNITY DEVELOPMENT DEPT.

DATE OF APPROVAL

THE F.I.R.M. MAP NUMBER 13045C0290D EFFECTIVE DATE 09/19/2007 INDICATES THIS PROPERTY IS NOT LOCATED IN A DESIGNATED FLOOD HAZARD AREA.

- NOTES:**
- PARENT TRACT AREA: TAX PARCEL 178 0002: +/-38.11 ACRES
TAX PARCEL 178 0051: +/-89.86 ACRES
 - ZONING STATUS: EXISTING: A
 - SET BACKS: FRONT FROM C 100', SIDE 15', REAR 15'.
 - NUMBER OF LOTS: 4
 - MINIMUM LOT SIZE: 4 ACRES
 - PROPERTY WILL BE SERVED BY: PRIVATE SEPTIC SYSTEM.
 - THIS PLAT DOES NOT GUARANTEE A BUILDING PERMIT.
 - PROPERTY IS SUBJECT TO ALL EASEMENTS.
 - NOTE: THIS PROPERTY IS SUBJECT TO CARROLL COUNTY WATER AUTHORITY SNAKE CREEK RESERVOIR REGULATION DATED APRIL 16, 2009 AND REVISED OCTOBER 16, 2014.
 - IF WATERS OF THE U.S. ARE PRESENT, THE PROPERTY WILL BE SUBJECT TO ALL APPROPRIATE SETBACKS & BUFFERS.
 - CARROLL CO. PARCEL# 178 0002 & 178 0051
 - ROAD RIGHT-OF-WAY SHOWN PER P.B. 96 PG. 256.
 - THE SHARING OF CURB CUTS BY LOTS SHALL BE LIMITED TO TWO DWELLING UNITS. THE SHARING OF PRIVATE ACCESS WAYS SHALL BE LIMITED TO TWO DWELLING UNITS.
 - THIS PROPERTY IS LOCATED WITHIN SNAKE CREEK WATERSHED AND SUBJECT TO COUNTY WATERSHED PROTECTION ORDINANCES.

Parcel Line Table

Line #	Length	Direction
L1	66.69'	N21° 26' 08"E
L2	155.46'	S56° 31' 41"E
L3	90.13'	S05° 41' 00"W
L4	106.07'	S85° 28' 53"W
L5	18.26'	S88° 16' 54"W
L6	78.97'	N89° 55' 33"W
L7	71.11'	N88° 51' 12"W
L8	125.51'	N11° 12' 32"E
L9	114.25'	S56° 31' 41"E

Parcel Line Table

Line #	Length	Direction
L10	151.54'	N89° 30' 13"W
L11	40.77'	S30° 13' 11"W
L12	174.38'	N54° 06' 06"E
L13	82.29'	N46° 58' 57"E
L14	99.49'	N52° 31' 10"E
L15	102.43'	S05° 22' 15"E
L16	76.57'	N66° 39' 33"E
L17	94.61'	N30° 13' 11"E
L18	33.56'	N89° 16' 17"E

GRAPHIC SCALE



(IN FEET)
1 inch = 150 ft.

OWNER / DEVELOPER
NAME: SUNBELT OF ALABAMA LLC SERIES 62
ADDRESS: 4510 CR 92
GRAHAM, AL 36263

SURVEYORS CERTIFICATION

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 FOR CERTIFICATES, SIGNATURES, STAMPS, OR STATEMENTS HERON. 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 FOR IN O.C.G.A. SECTION 15-6-67.

DRAFT
GA. REG. L.S. #3125 MICHAEL D. CRAWFORD

CLOSURE

THE FIELD DATA UPON THIS MAP OR PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10,000 FEET AND AN ANGULAR ERROR OF 10" PER ANGLE POINT, AND WAS ADJUSTED USING CRANDALL RULE.

TOPCON 233 WAS USED TO OBTAIN THE LINEAR AND ANGULAR MEASUREMENTS USED IN THE PREPARATION OF THIS PLAT.

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 300,000 FEET.

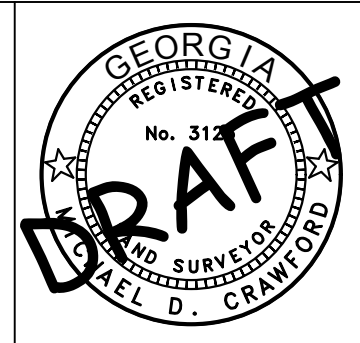
GENERAL NOTES

- NO TITLE OR ABSTRACT RESEARCH WAS PERFORMED BY THE UNDERSIGNED FOR THIS SURVEY.
- WARNING:** THIS PLAT OF SURVEY MAKES NO WARRANTY OR GUARANTEE AS TO THE EXISTENCE OF ANY EASEMENTS OR RIGHTS OF WAY OF ANY TYPE NO ABSTRACT OR TITLE SEARCH WAS PERFORMED TO DISCOVER THE EXISTENCE OF ANY EASEMENTS OR RIGHTS OF WAY.
- NO WARRANTY OR GUARANTEE AS TO THE EXISTENCE OR LOCATION OF UNDERGROUND STRUCTURES IS IMPLIED, ONLY THOSE ITEMS SHOWN.
- NO WARRANTY OR GUARANTEE AS TO ENVIRONMENTAL ISSUES HAS BEEN IMPLIED, ONLY THOSE ITEMS SHOWN HEREON HAVE BEEN ADDRESSED.
- ONLY ACTS OF POSSESSION, IF ANY, THAT ARE VISIBLE FROM CASUAL INSPECTION OF THE PROPERTY ARE SHOWN HEREON. NO WARRANTY OR GUARANTEE IS IMPLIED AS TO THE EXISTENCE OF ACTS OF POSSESSION BY ADJOINERS TO THE LANDS SHOWN AND DESCRIBED HEREON.
- THE ACCEPTANCE OF THE PLAT HEREON AND MONUMENTS USED AND SET DURING THE PERFORMANCE OF THE FIELD SURVEY HEREBY LIMIT THE TORT OR CONTRACT HERETO TO AN AMOUNT NOT TO EXCEED THE FEE CHARGED. IF ADDITIONAL LIABILITY IS REQUIRED BY THE CLIENT, THEN AN AMOUNT OF 1% OF THE TOTAL LIABILITY REQUEST MUST BE PAID TO THE UNDERSIGNED PRIOR TO COMMENCEMENT OF WORK.
- NO WARRANTY OR GUARANTEE AS TO COUNTY OR CITY ORDINANCE ISSUES, TO INCLUDE SET BACKS, HAS BEEN IMPLIED. ONLY THOSE ITEMS SHOWN HAVE BEEN ADDRESSED.

GW GEORGIA & WEST, INC.

ENGINEERING • LAND SURVEYING • LAND PLANNING

105 CORPORATE DRIVE OFFICE (770) 834-4694
CARROLLTON, GA. 30117 FAX (770) 834-1005
E-MAIL: mailbox@georgiaandwest.com



BOUNDARY SURVEY PARCEL SPLIT FOR:
SUNBELT OF ALABAMA LLC SERIES 62

LOCATED IN LAND LOT 62 DISTRICT 05
CARROLL COUNTY, GEORGIA
SCALE: 1" = 150' DATE: 03/15/2021
CHECKED BY: REVISED:
JN180207
3-21-035

SHEET 1 OF 1