

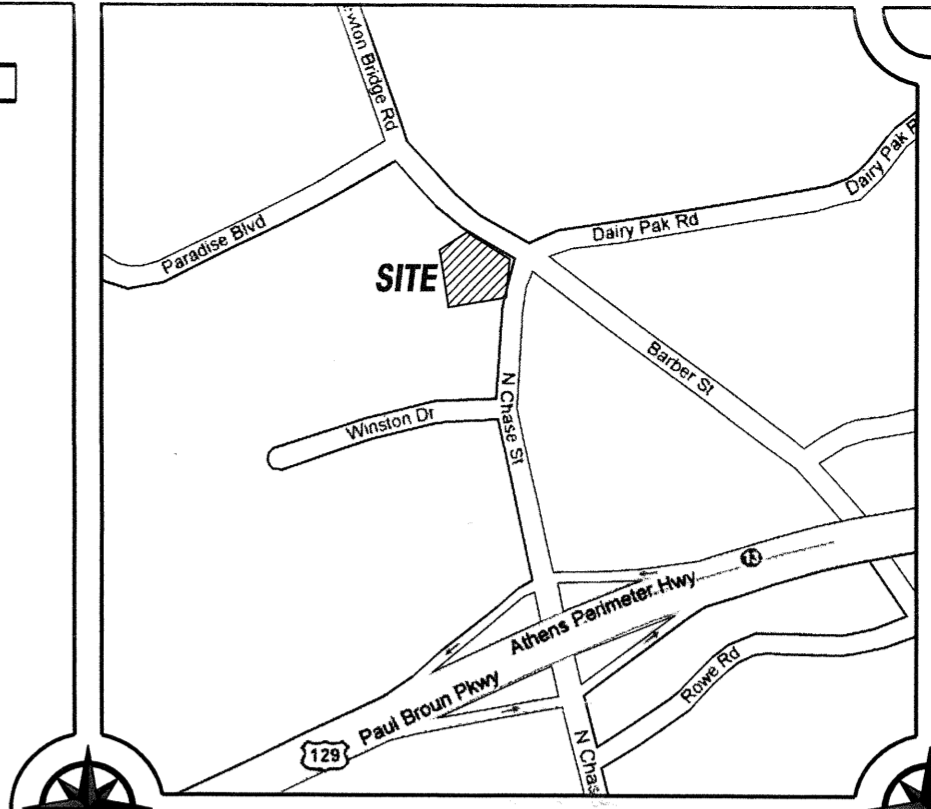
SURVEY CLOSURE STATEMENT
 The Field Data upon which this plat is based has a closure precision of one foot in 60,171 feet, and an angular error of 1" per angle point, and was not adjusted.
 This plat has been calculated for closure and is found to be accurate within one foot in 88,541 feet.
 Linear Measurement obtained using GTS 605
 Angular Measurement obtained using GTS 605
 Field Work completed 4-28-08

PROJECT DATA

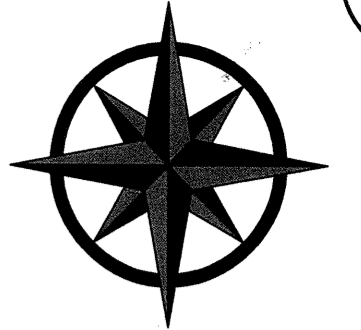
★ **OWNER:** CHRIS PETERSON
 227 OCONEE STREET
 ATHENS, GA 30603

★ **AUTHORIZED AGENT:** DUSOUTH SURVEYORS, INC.
 CONTACT: JERRY D. WOOD, GRLS
 22 BARNETT SHOALS ROAD
 WATKINSVILLE, GA 30677

- TOTAL PROJECT ACREAGE: 1.21 ACRES
- TAX PARCEL #: 114 035
- FLOOD PLAIN: NO PORTION OF THE PROPERTY LIES WITHIN A FLOOD ZONE ACCORDING TO FIRM COMMUNITY PANEL NUMBER 130040 0015 D, DATED APRIL 2, 2007.
- WATER SUPPLY: ATHENS-CLARKE COUNTY UTILITY DEPARTMENT
- SEWAGE DISPOSAL: ATHENS-CLARKE COUNTY UTILITY DEPARTMENT
- SOLID WASTE: TRASH WILL BE PICKED UP BY PRIVATE CONTRACTOR.
- EXISTING ZONING: C-G
- PROPOSED USE: COMMERCIAL
- MAXIMUM BUILDING HEIGHT NOT TO EXCEED 65'
- REQUIRED BUILDING SETBACKS:
 FRONT: NONE
 SIDE: NONE
 REAR: NONE
- UTILITY SERVICES SUCH AS ELECTRIC, WATER, GAS, SANITARY SEWER LINES OR WELLS MAY OR MAY NOT EXIST AND MAY OR MAY NOT BE SHOWN HEREON.
- SURVEY DONE WITHOUT THE BENEFIT OF A COMPLETE TITLE SEARCH.



VICINITY MAP



DUSOUTH
 SURVEYORS, INC.

22 BARNETT SHOALS RD.
 WATKINSVILLE, GA 30677
 706.310.1961 OFFICE
 706.310.1964 FAX

SURVEY FOR:

CHRIS PETERSON

NEWTON BRIDGE ROAD
 ATHENS-CLARKE COUNTY, GA
 216th G.M.D.

SURVEYOR: JERRY D. WOOD
 GEORGIA R.L.S. #2999
 22 Barnett Shoals Rd.
 Watkinsville, GA 30677
 706.310.1961
 706.310.1964 FAX

NOTE: THIS PLAT IS NOT VALID FOR RECORDING PURPOSES UNLESS SURVEYOR'S SIGNATURE APPEARS IN ORIGINAL BLACK INK OVER THE STAMP.

In my opinion this plat is a correct representation of the land platted and has been prepared in conformity with minimum standards and requirements of law.

MONUMENTATION LEGEND

- ⊙ Depicts Computed Point Only
- Depicts Iron Pin Set
- Depicts Iron Pin Found
- ◻ Depicts Monument Set
- ⊗ Depicts Monument Found

PLAT ABBREVIATIONS

- IPF - Iron Pin Found
- IPS - Iron Pin Set
- OTP - Open Top Pipe
- CTP - Crimp Top Pipe
- Conc. - Concrete
- Alumn. - Aluminum
- R/W - Right of Way
- C/L - Centerline
- P.O.C. - Point of Commencement
- P.O.B. - Point of Beginning
- SSMH - Sanitary Sewer Manhole
- WV - Water Valve
- WM - Water Meter
- PP - Power Pole
- SP - Strain Pole

UTILITY LEGEND

- ⊕ POWER POLE/UTILITY POLE
- ⊕ FIRE HYDRANT
- ⊕ WATER VALVE
- ⊕ WATER METER

CHANGES	DATE

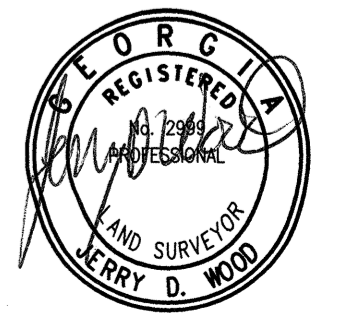
THIS PLAN, INCLUDING ALL INFORMATION, DETAILS AND DRAWINGS, IS A COPYRIGHT OF DUSOUTH SURVEYORS, INC. AND CANNOT BE ALTERED, COPIED OR CHANGED IN ANY FORM WITHOUT WRITTEN CONSENT OF DUSOUTH SURVEYORS, INC.

DATE
 04/29/08

PROJECT
 08-538-01S

BOUNDARY SURVEY

SHEET
 1 OF 1



PARADISE BLVD.

NEWTON BRIDGE ROAD
 (100' R/W ~ 42' PAVED)

DAIRY PAK ROAD

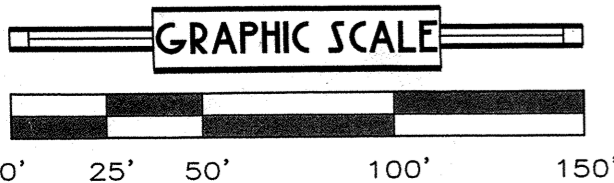
CHASE STREET
 (80' R/W ~ 37' PAVED))

N/F
 NORTHEAST GEORGIA
 GIRLSCOUT COUNCIL, INC.

N/F
 TERRY E. TROTOCHAUD

N/F
 FRANK ALEXANDER &
 HARRY B. THOMPSON

1.21 ACRES



GRID