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.

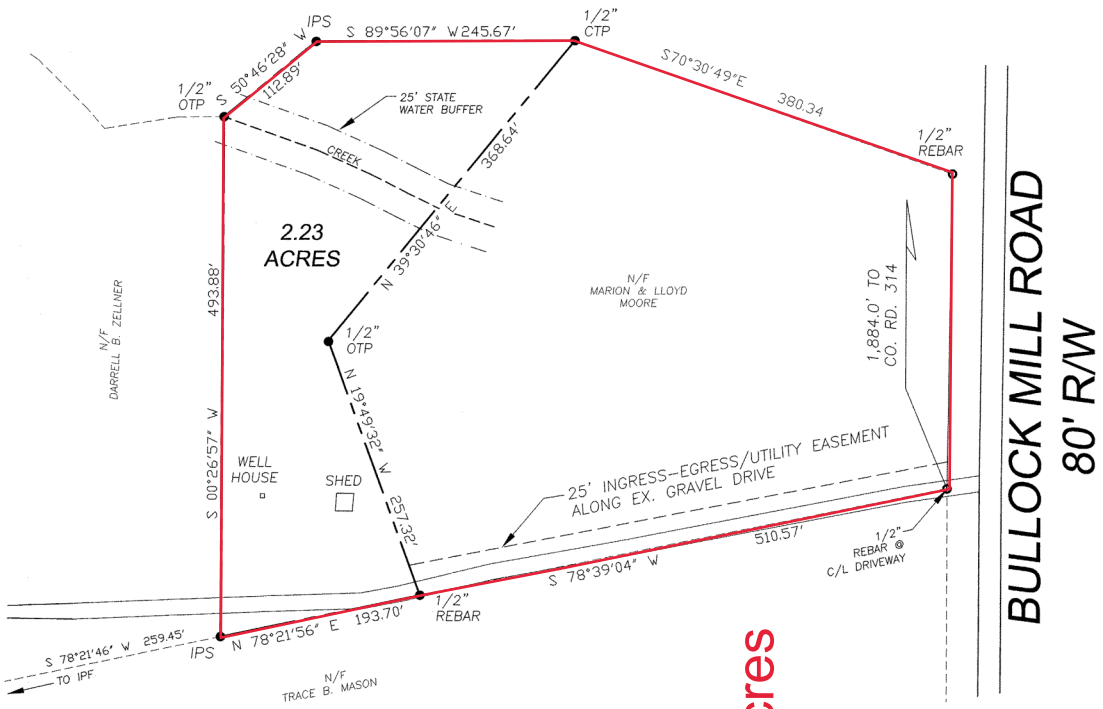
In my opinion this plat is a correct representation of the land platted and has been prepared in conformity with minimum standards and requirements of law.

Plat Doc: PLAT
Recorded 05/02/2013 10:59AM
MICHELLE H. STRICKLAND
Clerk Superior Court, MADISON County, Ga.
Bk 0B254 Pg 007A

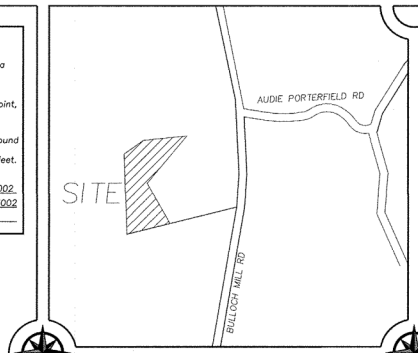
SURVEY CLOSURE STATEMENT

The Field Data upon which this plat is based has a closure precision of one foot in 57,000 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 100,000+ feet.

Linear Measurement obtained using TOPCON GPT 3002
Angular Measurement obtained using TOPCON GPT 3002
Field Work completed 04/25/13



7.23+/- Acres



VICINITY MAP

PROJECT DATA

OWNER: WAYNE CHARLES MELTON & MARIA PIEDAD

AUTHORIZED AGENT: DUSOUTH SURVEYING & ENGINEERING, INC.
CONTACT: JERRY D. WOOD, GRLS
22 BARNETT SHOALS ROAD
WATKINSVILLE, GA 30677

1. TOTAL PROJECT ACREAGE: 2.23 ACRES
2. TAX PARCEL #: 0069 021 A
3. FLOOD PLAIN: NO PORTION OF THE PROPERTY LIES WITHIN A FLOOD ZONE ACCORDING TO FIRM COMMUNITY PANEL NUMBER 13195 C0227 C, DATED SEPTEMBER 17, 2010.
4. WATER SUPPLY: PRIVATE WELL
5. SEWAGE DISPOSAL: PRIVATE SEPTIC SYSTEM
6. EXISTING ZONING: A1
7. MAXIMUM BUILDING HEIGHT NOT TO EXCEED 35'
8. MINIMUM LOT AREA: 5 ACRES
9. REQUIRED BUILDING SETBACKS:
   FRONT: 20'
   SIDE: 20'
   REAR: 20'
10. 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.
11. SURVEY DONE WITHOUT THE BENEFIT OF A COMPLETE TITLE SEARCH.
12. PLAT REFERENCES: 35/338, B-87/8

APPROVED
TAX MAP 69 FROM PARCEL 21
ZONE A1 DATE 4-29-13
MADISON COUNTY
ZONING ADMINISTRATION Nicole Norton
New Parcel 21-D

DUSOUTH
SURVEYING & ENGINEERING, INC.
22 BARNETT SHOALS RD.
WATKINSVILLE, GA 30677
706.310.1961 OFFICE
706.310.1964 FAX

SURVEY FOR:

WAYNE CHARLES MELTON
&
MARIA PIEDAD

1378 BULLOCK MILL RD
MADISON COUNTY, GA
204th G.M.D.

CHANGES	DATE

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

DATE
04-25-13

PROJECT
11-742-01S

BOUNDARY SURVEY

SHEET
1 OF 1

GEORGIA REGISTERED No. 2999 PROFESSIONAL LAND SURVEYOR JERRY D. WOOD

GRID NORTH

BEARINGS ARE BASED ON NORTH AMERICAN DATUM OF 1983 GEORGIA STATE PLANE COORDINATE SYSTEM (WESTERN ZONE)
ELEVATIONS ARE BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988

GRAPHIC SCALE
0' 60' 120' 240' 360'

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
FH –	Fire Hydrant
PP –	Power Pole