

* Depth to hard bedrock is extremely variable in this soil. A tank-in-first approach is recommended for field lines installed in this soil.

Utility Information

Cable: Gainesville, Cablevision
Power: Jackson, EMC
Phone: Bell South
Water: Individual Wells
Sewage: Individual Septic Systems

SETBACKS
30' from R/W
10' side
20' rear
0' corps
*Side and rear determined
by orientation of dwelling.

Owner/Developer
J.D. Land Development
2771 Buford Hwy.
Cumming, GA 30041
770-887-9047

ALL PROPOSED SEPTIC SYSTEMS ARE TO
BE LOCATED A MINIMUM OF 100' FROM
EXISTING OR PROPOSED WELLS.

NOTES:
EQUIPMENT USED: TOPCON GTS 3B, GTS 303, OR NINON DTM 420
DATA COLLECTOR: CMT MC-V OR PSION WORKABOUT
BEARINGS SHOWN ARE COMPUTED FROM ANGLES TURNED
THIS SURVEY IS SUBJECT TO ANY AND ALL
EASEMENTS, R/W's, ETC., OF RECORD OR
NOT OF RECORD, ABOVE OR BELOW GROUND.
ALL MATTERS OF TITLE ARE EXCEPTED

THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON, SAID CERTIFICATION DOES NOT EXTEND TO ANY UNNAMED PERSON WITHOUT AN EXPRESS RECERTIFICATION BY THE SURVEYOR. THE PUBLIC RECORDS REFERENCED HEREON REF ONLY THOSE RECORDS NECESSARY TO ESTABLISH BOUNDARIES SHOWN HEREON, AND REFERENCE TO SAME DOES NOT AND IS NOT INTENDED TO CONSTITUTE A TITLE SEARCH OR TITLE OPINION.

REFERENCE PLAT RECORDED IN PLAT BOOK PAGE
This property is not located in a designated flood hazard
area per F.I.R.M. panel # 13046B PQBDC
effective date April 4, 1985
Note: Flooding may occur along natural drainageways.

The field data upon which this plot is based has a closure precision of one " ± in 1,336 feet and an angular error of 13 seconds per angle point, and was adjusted using the least squares method. The bearings and distances shown on this plot have been calculated for closure and are found to be accurate within one foot in 356,145 feet.

Surveyor's Certificate

It is hereby certified that the plat is true and correct and was prepared from an actual survey of the property made by me or under my supervision; that all monuments shown hereon actually exist or are marked "future" and their location, size, type, and material are correctly shown, and that all relevant requirements of the McKittrick County Zoning and Subdivision Regulations have been met.

By [Signature]
Registered Co. Land Surveyor #2203

Owners Dedication Certificate State of Georgia, County of Hall

The owner of the land shown on the plat and whose name is subscribed thereto, and in person or through a duly authorized agent, acknowledges that the plat was made from an actual survey and dedicated to the use of the public; forever, all streets, parks, drains, easements, and public grounds therein shown, which comprise a total of 1.2 acres for the purposes therein expressed.

Owner NUF Project Manager 4-23-99

Planning Commission Certification
Pursuant to the Hall County Subdivision Regulations, this plat is given final approval by the Hall County Planning Director. All of the conditions of approval having been completed, this document is hereby accepted and the approval granted under the authority of said Regulations.

Name Glenn M. Fungke 6/20

HALL COUNTY GOVERNMENT
BOARD OF COMMISSIONERS

Georgia, Hall County, Clerk Superior Court
 Filed in office this 29 day of JUNE
 19 99 at — Recorded in Slide 770
 Page 129A
Dwight S. Wood
DWIGHT S. WOOD, Clerk

RECORDING PERMIT

By Robert F. Lamb 6-24-94
HALL COUNTY PLANNING COMMISSION
Road Name change

FINAL ** PLAT *** FOR

Tranquillity Cove

Total Area = 15.717 Acres
Located in Land Lots 95 & 96
10th District

Hall County, Georgia

JOB 98007 * SF 98007F * CF 98007

Revised April 20, 1999 to address county review comments.

100 0 100 200 300
GRAPHIC SCALE - FEET 1"=100'

**Appalachian Surveying,
Engineering & Planning, Inc.**

P. O. Box 1648 Curaming, GA 30028
Ph. 770/889-4691 Fax 770/887-9092

email: csesing@mindspring.com

Cursed is he who moves his neighbor's boundary mark, and all the people shall say, "Amen". Deut. 27:17

C10-95