

THIS BLOCK RESERVED FOR THE CLERK OF THE SUPERIOR COURT

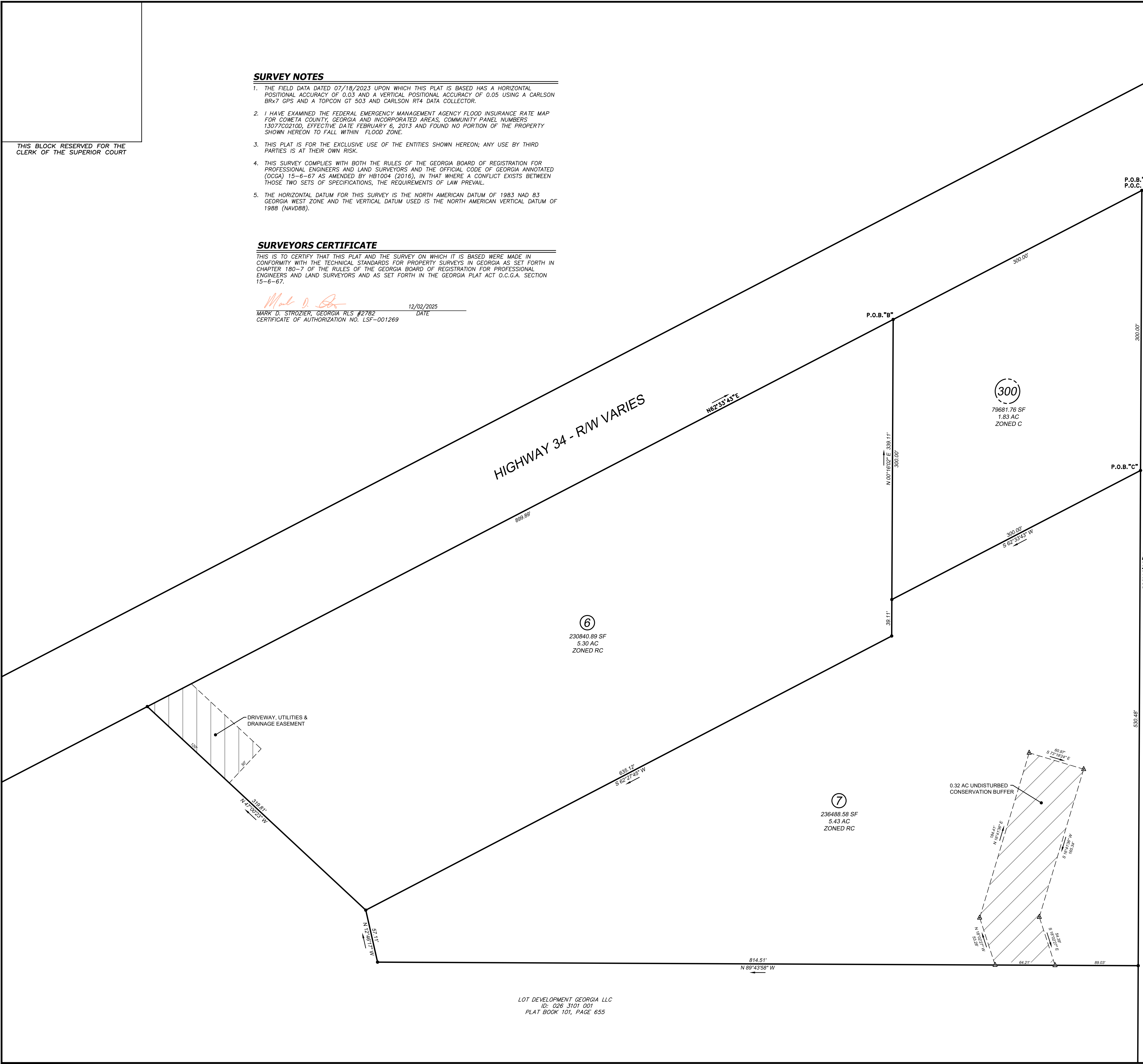
SURVEY NOTES

1. THE FIELD DATA DATED 07/18/2023 UPON WHICH THIS PLAT IS BASED HAS A HORIZONTAL POSITIONAL ACCURACY OF 0.03 AND A VERTICAL POSITIONAL ACCURACY OF 0.05 USING A CARLSON BRX7 GPS AND A TOPCON GT 503 AND CARLSON RT4 DATA COLLECTOR.
2. I HAVE EXAMINED THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP FOR COWETA COUNTY, GEORGIA AND INCORPORATED AREAS, COMMUNITY PANEL NUMBERS 1307C02100, EFFECTIVE DATE FEBRUARY 6, 2013 AND FOUND NO PORTION OF THE PROPERTY SHOWN HEREON TO FALL WITHIN FLOOD ZONE.
3. THIS PLAT IS FOR THE EXCLUSIVE USE OF THE ENTITIES SHOWN HEREON; ANY USE BY THIRD PARTIES IS AT THEIR OWN RISK.
4. THIS SURVEY COMPLIES WITH BOTH THE RULES OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND THE OFFICIAL CODE OF GEORGIA ANNOTATED (OCGA) 15-6-67 AS AMENDED BY HB1004 (2016), IN THAT WHERE A CONFLICT EXISTS BETWEEN THOSE TWO SETS OF SPECIFICATIONS, THE REQUIREMENTS OF LAW PREVAIL.
5. THE HORIZONTAL DATUM FOR THIS SURVEY IS THE NORTH AMERICAN DATUM OF 1983 NAD 83 GEORGIA WEST ZONE AND THE VERTICAL DATUM USED IS THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD88).

SURVEYORS CERTIFICATE

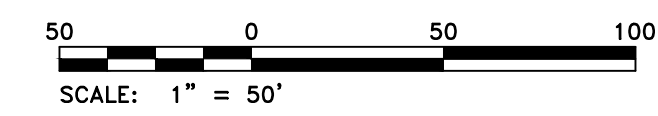
THIS IS TO CERTIFY THAT THIS PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN CONFORMITY WITH THE TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-7 OF THE RULES OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT O.C.G.A. SECTION 15-6-67.

Mark D. Strozier 12/02/2025
 MARK D. STROZIER, GEORGIA RLS #2782 DATE
 CERTIFICATE OF AUTHORIZATION NO. LSF-001269



BRUCE JACKSON ROAD - RW VARIES

APPROXIMATE LAND LOT LINE



LEGEND

- CMF - CONCRETE MONUMENT FOUND
- PB,PG - PLAT BOOK, PAGE
- IPS - IRON PIN SET (1/2" REBAR & CAP)
- IFF - IRON PIN FOUND
- (M) - MEASURED
- (D) - FROM DEED
- (P) - FROM PLAT
- IRON PIN FOUND
- IRON PIN SET
- CONCRETE MONUMENT FOUND

LOT DEVELOPMENT GEORGIA LLC
 ID: 026 3101 001
 PLAT BOOK 101, PAGE 655

STROZIER SERVICES, LLC
 6009 BUSINESS PARK DR - COLUMBUS, GA - 31909 - (706) 979-1659

RE-PLAT OF
 PARCEL ID: 026 3101 001
 LAND LOT(S) 101
 DISTRICT 3rd
 COWETA COUNTY GEORGIA

REV	DATE	DESCRIPTION

RE-PLAT
 DRAWN BY: MB
 CHECKED BY: MDS
 FILE NO: 23-083
 DATE: 12/02/2025
 SCALE: 1"=50'

REGISTERED
 No. 2782
 12/02/2025
 LAND SURVEYOR
 MARK D. STROZIER

SHEET: 1	OF: 1
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