

THIS BLOCK RESERVED FOR THE CLERK OF THE SUPERIOR COURT.

### Map or Plat and Survey References

1. PLAT BOOK 10, PAGE 118, COBB COUNTY, GEORGIA PUBLIC RECORDS.

### Symbols & Abbreviations

PP-□	POWERPOLE	(R)	RECORD DATA
—	GUY WIRE	(M)	MEASURED DATA
—	LIGHT POLE	(C)	CALCULATED DATA
—	STREET LIGHT POLE	R/W	RIGHT OF WAY
—	ELEC. TRANSFORMER	BSL	BUILD SETBACK LINE
—	OVERHEAD ELECTRIC	BC	BACK OF CURB
—	WATER VALVE	EP	EDGE OF PAVEMENT
—	WATER METER	EC	EDGE OF CONCRETE
—	FIRE HYDRANT	P	PROPERTY LINE
—	SANITARY SEWER PIPING	D.E.	DRAINAGE EASEMENT
—	SEWER MANHOLE	L.E.	LANDSCAPE EASEMENT
—	CLEAN OUT	S.S.E.	SANITARY SEWER ESMIT
—	STORM DRAIN PIPING	IPS	IRON PIN SET
—	STORM DRAIN MANHOLE	RBF	REBAR FOUND
—	STORM INLET	CTP	CRIMP TOP PIPE
—	CURB INLET	OTP	OPEN TOP PIPE
—	DROP INLET	P.O.C.	POINT OF COMMENCEMENT
—	FENCE LINE	P.O.B.	POINT OF BEGINNING
—	SIDEWALK	○	IRON PIN FOUND
—	TREE	●	IRON PIN SET
T.B.M.	TEMPORARY BENCH MARK	■	P.K. NAIL FOUND
		□	P.K. NAIL SET
		⊗	FND X MARK / SCRIBE
		×	SET X MARK / SCRIBE



### Map or Plat Certification

This plat is a retracement of an existing parcel or parcels of land and does not subdivide or create a new parcel or make any changes to any real property boundaries. The recording information of the documents, maps, plats, or other instruments which created the parcel or parcels are stated hereon. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND.

Furthermore, the undersigned surveyor certifies that : IN MY OPINION, THIS DRAWING WAS PREPARED IN CONFORMITY 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 FORTH IN O.C.G.A. 15-6-67.

PRESENTED BEFORE ME THIS 7th DAY OF DECEMBER IN THE YEAR OF 2022.

*Michael R. Shepherd*  
MICHAEL R. SHEPHERD, GA RLS No. 3349



### Field Observation Notes

1. THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED IS CLASSIFIED AS A "BOUNDARY RETRACEMENT SURVEY" AND COMPLETED ON "11/28/2022" UTILIZING A GEOMAX ZOOM 90 ROBOTIC TOTAL STATION AND/OR A CHAMPION PRO GPS NETWORK RTK (REAL TIME KINEMATIC) ROVER, CORRECTED IN REAL-TIME VIA THE eGPS GPS NETWORK.
2. THE FIELD DATA UPON WHICH THIS SURVEY, MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED EXCEEDS THE 95% CONFIDENCE LEVEL AND EXCEEDS THE MAXIMUM ALLOWABLE RELATIVE POSITIONAL ACCURACY, AS SET FORTH BY THE ALTA/NSPS STANDARDS, SPECIFICATION AND REQUIREMENTS OF 0.07+50 PPM.

### FEMA Notes

THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA BASED ON THE FLOOD INSURANCE RATE MAP FOR THIS AREA. THE MAP NUMBER FOR THIS AREA IS 13067C01181, CONTAINING A LATEST DATE OF 10/05/2018. THIS DETERMINATION WAS MADE BY GRAPHICALLY DETERMINING THE POSITION OF THE SITE ON SAID FIRM (FEDERAL INSURANCE RATE MAP) MAP UNLESS OTHERWISE NOTED.

### Utility Notes

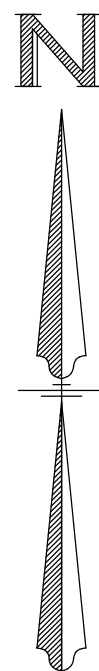
1. THE UTILITIES SHOWN HEREIN ARE BASED ON VISIBLE OBSERVATIONS.
2. THE SURVEYOR DOES NOT WARRANT, GUARANTEE OR CERTIFY THAT THE UNDERGROUND OR ABOVE GROUND UTILITIES SHOWN COMPRISE ALL UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. UNDERGROUND UTILITIES OBSERVED OR LOCATED MAY EXIST ON THIS SITE THAT ARE NOT SHOWN OR DEPICTED, AND MAY BE FOUND UPON FURTHER EXAMINATION OR EXCAVATION. FURTHERMORE, THE SURVEYOR DOES NOT WARRANT, GUARANTEE OR CERTIFY THAT THE UNDERGROUND UTILITIES SHOWN OR DEPICTED ARE IN THE EXACT LOCATION AS INDICATED HOWEVER THE SURVEYOR DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE AND TO THE BEST OF THE SURVEYORS ABILITY.
3. AT VARIOUS SANITARY OR STORM SEWER STRUCTURES SHOWN HEREIN, THERE MAY BE ADDITIONAL LINES (PUBLIC OR PRIVATE) ENTERING OR EXISTING THE STRUCTURE THAT MAY NOT BE IDENTIFIED.

### Map or Plat Closure Statement & Notes

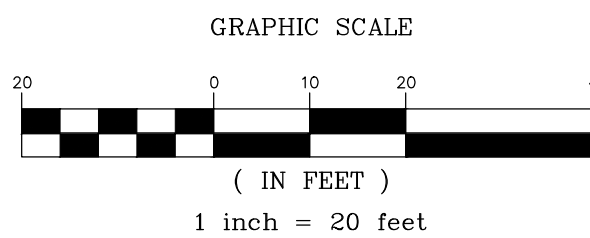
1. THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 157,141 FEET.
2. ALL DISTANCES SHOWN HEREIN ARE HORIZONTAL, GROUND DISTANCES.
3. UNLESS OTHERWISE NOTED ON THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED, ALL PROPERTY CORNERS IDENTIFIED AS SET, ARE SET WITH A 1/2" REBAR (#4-REBAR) BEARING A PLASTIC CAP STAMPED WITH THE SURVEYORS REGISTRATION / LICENSE NUMBER.
4. THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED HAS A HORIZONTAL DATUM OF GEORGIA STATE PLANES, WEST ZONE NAD83.
5. THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED HAS A VERTICAL DATUM OF NAVD88, FROM GPS OBSERVATIONS AND/OR GPS ESTABLISHED BENCHMARK. VERTICAL RELIEF SHOWN HEREIN BY 2' CONTOUR INTERVALS.
6. THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSON(S) OR ENTITY NAMED WITHIN TITLE BLOCK AND/OR SURVEYORS CERTIFICATION. SURVEYOR MAKES NO WARRANTIES, EITHER EXPRESSED OR IMPLIED, WITH RESPECT TO THE INFORMATION SHOWN HEREIN, EXTENDED BEYOND THOSE NAMED DIRECTLY.
7. THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED HAS BEEN PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT OF TITLE. ITEMS PERTAINING TO TITLE SUCH AS EASEMENTS, ZONING, ZONING CONDITIONS AND OTHER ENCUMBRANCES MAY EXIST ON PUBLIC RECORD HOWEVER MAY NOT BE SHOWN OR DEPICTED HEREIN.

SUBJECT PROPERTY:  
N/F  
KATHY E. THURMOND  
DB 2820, PG 251  
LOT 4, BLOCK "E"  
PB 10, PG 118  
LOT 4 AREA:  
11,882 SQ FT  
0.2728 ACRES

SUBJECT PROPERTY  
N/F  
BULLDOG ELECTRICAL CONTRACTORS, INC  
DB 15325, PG 3863  
LOT 5, BLOCK "E"  
PLAT BOOK 10, PG 118  
LOT 5 AREA:  
12,535 SQ FT  
0.2878 ACRES



BASIS OF HORIZONTAL DATUM  
GEORGIA STATE PLANES –  
WEST ZONE (NAD83)



Boundary & Topographic Survey For:  
Bulldog Electrical Contractors, Inc.  
Site Address: 2423 & 2433 Ventura Place SE  
Being Lots 4 & 5, Block "E", Unit Two of Belmont Hills, recorded in PB 10, PG 118  
Land Lot 346 of the 17th Land District  
City of Smyrna, Cobb County, Georgia

Sheet / Drawing Scale  
1" = 20'  
\*Unless Otherwise Noted\*  
GSA Project No.  
22-10-490  
Drawn By / Field Crew  
Crew No. 1  
JWW  
Sheet No. 01 OF 01