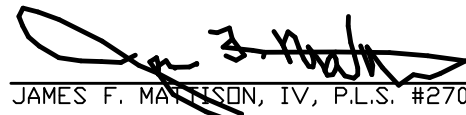


RESERVED FOR THE CLERK OF SUPERIOR COURT

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 LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES 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. SECTION 15-6-67.



JAMES F. MATTISON, IV, P.L.S. #2701 DATE: 4/10/2023

MATTISON & ASSOCIATES, INC.
CERTIFICATE OF AUTHORIZATION LSF00690
P.O. BOX 714
LINCOLN, GEORGIA 30817
706-359-5853
EMAIL: jfmatt2@nu-z.net



BOUNDARY SURVEY FOR

MARY NELL CROSBY

SHOWING PROPERTY KNOWN AS TAX MAP 2110001050
DEED BOOK 267-1485

1134th G.M.D. 39.83 ACRES

AUGUSTA-RICHMOND COUNTY, GEORGIA

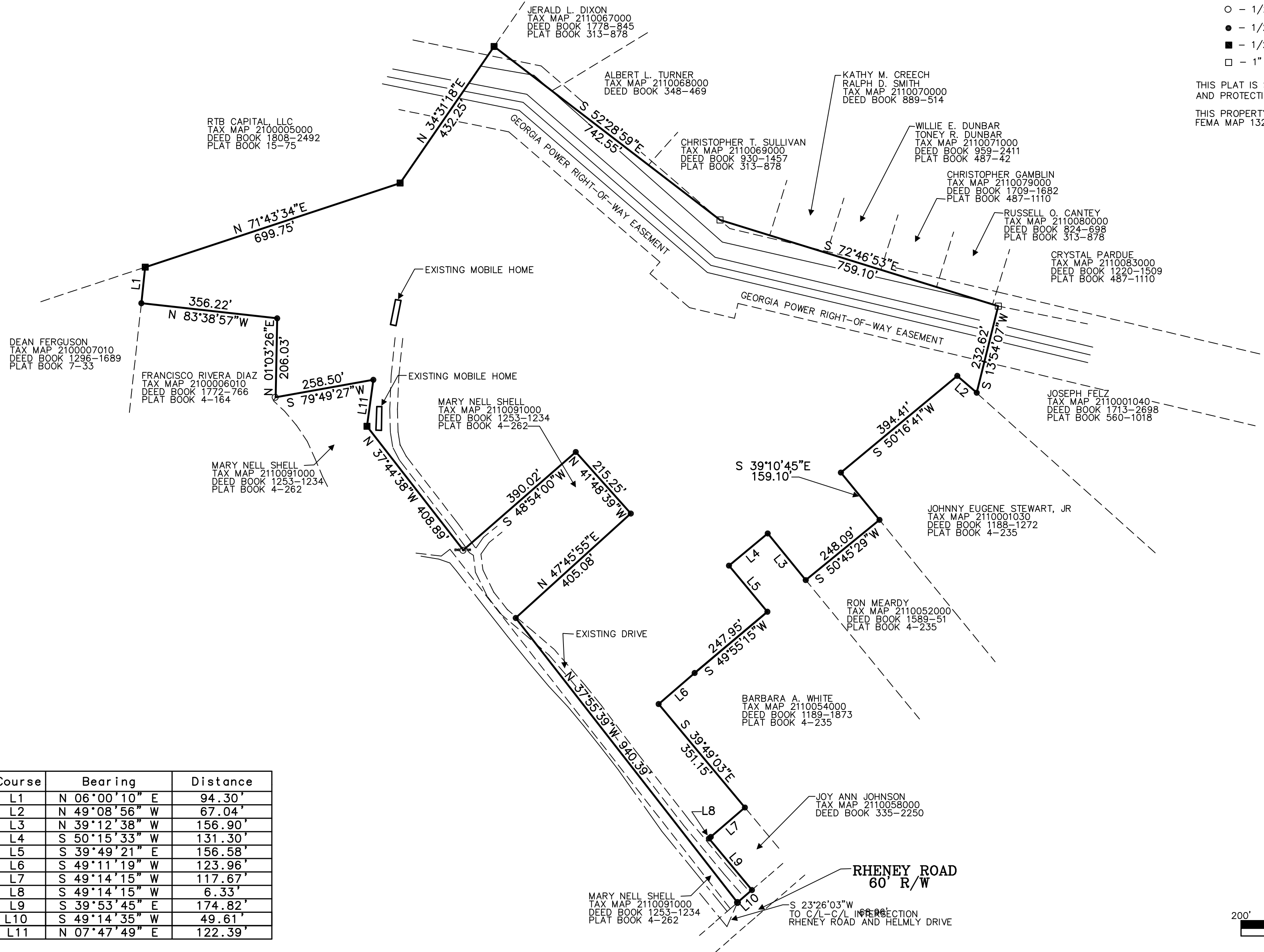
SCALE: 1"=200' MARCH 25, 2023 (FIELD WORK)
APRIL 10, 2023 (PLAT COMPLETED)

TOPCON GPT 1003-HIPER V
TRAVERSE CLOSURE 1/11,681'
ANGLE ERROR 2" PER POINT
LEAST SQUARES ADJUSTMENT
MAP CHECK 1/116,890'

- - 1/2" REBAR SET
- - 1/2" REBAR FOUND
- - 1/2" PIPE FOUND
- - 1" PIPE FOUND

THIS PLAT IS SUBJECT TO ALL EASEMENTS, RIGHTS-OF-WAY
AND PROTECTIVE COVENANTS OF RECORD.

THIS PROPERTY DOES NOT LIE WITHIN A FLOOD PRONE AREA.
FEMA MAP 13245C0205G-NOVEMBER 15, 2019



JOB#2023034L