

eFiled & eRecorded
DATE: 4/30/2024
TIME: 10:42 AM
PLAT BOOK: 00042
PAGE: 00237
RECORDING FEES: \$10.00
PARTICIPANT ID: 3218065549
CLERK: Stacy K. Haralson
Harris County, GA
NOTE: PLAT

THIS BLOCK RESERVED FOR THE
CLERK OF THE SUPERIOR COURT

SURVEY REFERENCE

PB 10 PG 82
PB 13 PG 203
PB 37 PG 175
PB 39 PG 263
PB 36 PG 186

LEGEND

— IRON PIN FOUND
— IRON PIN SET
— CALCULATED POINT
— CONCRETE MONUMENT FOUND
-F--F- FLOOD LIMITS
● PP POWER POLE
— GW GUY WIRE
— FHY FIRE HYDRANT
— ST— STORM SEWER LINE
— V VALVE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	99.98	100.69	96.49	N 04°17'47" E
C2	159.97	132.26	128.53	S 08°44'20" W
C3	169.22	166.22	144.26	S 09°44'18" E
C4	365.29	439.14	413.17	N 08°18'14" W
C5	1599.59	234.91	234.70	N 56°22'01" E
C6	835.50	316.44	316.91	S 74°51'43" W
C7	908.07	307.30	305.84	N 75°00'04" E
C8	1459.13	411.91	410.55	N 53°21'16" E
C9	1574.22	196.53	196.40	S 49°40'28" W

SURVEY NOTES

- THE FIELD DATA DATED 04/15/2024 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.
- I HAVE EXAMINED THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP FOR HARRIS COUNTY, GEORGIA AND INCORPORATED AREAS, COMMUNITY PANEL NUMBERS 13145001000, EFFECTIVE DATE JULY 3, 2012 AND FOUND NO PORTION OF THE PROPERTY SHOWN HEREON TO FALL WITHIN FLOOD ZONE.
- THIS PLAT IS FOR THE EXCLUSIVE USE OF THE ENTITIES SHOWN HEREON; ANY USE BY THIRD PARTIES IS AT THEIR OWN RISK.
- 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.
- 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 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.

Mark D. Strozier, Georgia RLS #2782
CERTIFICATE OF AUTHORIZATION NO. LSF-001269

04/26/2024
DATE

200 0 200 400
SCALE: 1" = 200'



TRACT 1 ±180.41 AC
DWELLING ±2.00 AC
TRACT 4 ±13.05 AC
TOTAL ±195.46 AC

LINE	BEARING	DISTANCE
L1	S 89°29'54" E	1926.04
L2	N 89°31'49" W	62.79
L3	N 30°57'50" E	124.92
L4	S 30°54'31" W	121.40
L5	S 89°39'16" E	163.00
L6	S 47°36'57" E	96.26
L7	S 47°52'50" E	138.67
L8	S 25°11'09" E	92.16
L9	S 02°55'43" E	163.90
L10	S 43°24'07" E	133.56
L11	S 30°12'40" E	236.71
L12	N 01°34'41" E	175.32
L13	S 83°02'29" W	29.76
L14	N 47°50'07" E	174.88
L15	S 48°14'43" W	179.59

STROZIER
SERVICES, LLC

6009 BUSINESS PARK DR - COLUMBUS, GA - 31909 - (706)679-1699

RETRACEMENT SURVEY
FOR
HUGHSTON EDGAR M
ET AL AS CO TRUSTEES

HARRIS COUNTY
GEORGIA

LAND LOT(S) 141, 148, & 173
DISTRICT 21st

RETRACEMENT
FILE NO.: 24-060
DATE: 04/26/2024
DRAWN BY: SS
CHECKED BY: MDS



SHEET: 1 OF: 1