

MINOR SUBDIVISION PLAT OF
TAX MAP 077 002C
MATTHEW JORDAN
A PORTION OF LOT 4, SWITTFIELD SUBDIVISION
3RD G.M.D., CAMDEN COUNTY, GEORGIA

- LEGEND.**
IPF IRON PIN FOUND
(1/2" REBAR UNLESS NOTED)
IPS IRON PIN SET
(1/2" REBAR)
R/W RIGHT OF WAY
CMF CONCRETE MONUMENT FOUND
CLF CHAIN LINK FENCE
CONC. CONCRETE
POB POINT OF BEGINNING
POC POINT OF COMMENCEMENT
N/F NOW OR FORMERLY
DB DEED BOOK
PG PAGE
BL SETBACK LINE

GENERAL NOTES.

- 1) THIS MAP OR PLAT IS BASED UPON RADIAL SURVEY METHODS AND NO ANGULAR ADJUSTMENTS WERE MADE.
- 2) THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 438,000 FEET.
- 3) THIS SURVEY WAS PERFORMED USING A TOPCON GT5-223.
- 4) THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A TITLE ABSTRACT.
- 5) NO ATTEMPT WAS MADE TO DETERMINE WETLANDS OR OTHER ENVIRONMENTAL ISSUES, IF ANY, THAT MAY AFFECT THE SUBJECT PROPERTY.
- 6) THERE MAY EXIST ADDITIONAL EASEMENTS NOT SHOWN HEREON.
- 7) ALL BUFFERS AS SHOWN SHALL REMAIN NATURALLY VEGETATED AS PER SEC. 905(G)(6) AND SEC. 903(G)(1) OF THE CAMDEN COUNTY UDC.
- 8) THERE ARE 1.01 ACRES OF UPLAND EXCLUDING THE 50' MARSH BUFFER.

FLOOD NOTE.

THIS PROPERTY IS SHOWN TO LIE IN FLOOD HAZARD ZONE "AE" (BFE 10') ON F.I.R.M. NO. 13039C0252F, DATED SEPTEMBER 30, 2008.

REFERENCES.

- 1) PLAT OF SWITTFIELD SUBDIVISION BY HENRY AND ASSOCIATES, DATED JULY 18, 2011, RECORDED IN PLAT DRAWER 25, PAGE 54, CAMDEN COUNTY RECORDS.

SURVEYOR'S CERTIFICATE

IT IS HEREBY CERTIFIED THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY BY ME OR UNDER MY SUPERVISION, THAT ALL MONUMENTS SHOWN THEREON ACTUALLY EXIST AND THEIR LOCATION, SIZE, TYPE AND MATERIAL ARE CORRECTLY SHOWN THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN _____ FEET, AND AN ANGULAR ERROR OF _____ PER ANGLE POINT, AND WAS ADJUSTED USING _____ RULE. THE FOLLOWING TYPE OF EQUIPMENT WAS USED TO OBTAIN THE LINEAR AND ANGULAR MEASUREMENTS USED IN THE PREPARATION OF THIS PLAT: _____

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN _____ FEET.

BY (NAME): _____

REGISTERED GEORGIA LAND SURVEYOR NO. _____

ADDRESS: 300 CAMDEN AVENUE, WOODBINE, GA. 31569

TELEPHONE NUMBER: (912) 576-8854

DATE: _____

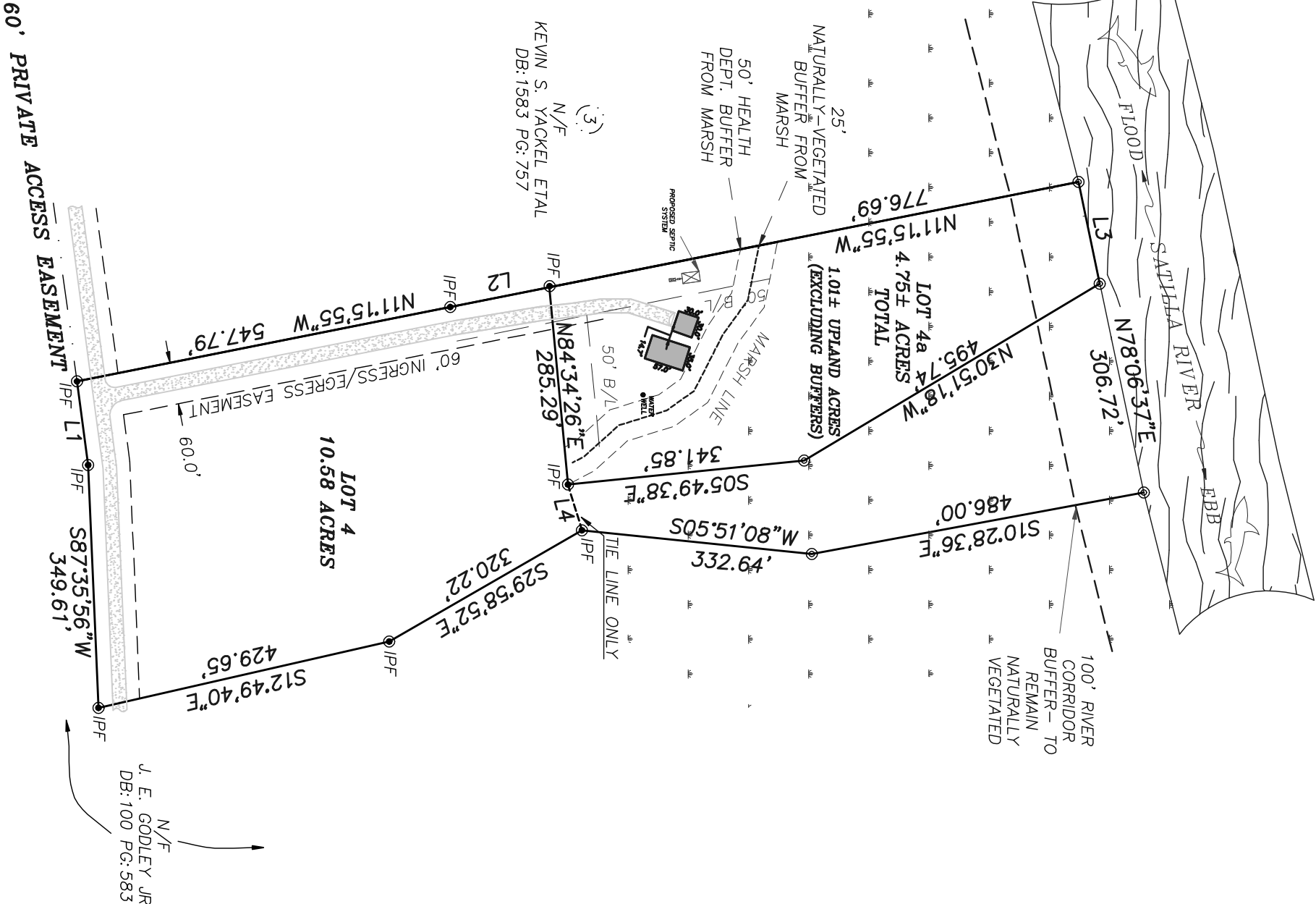
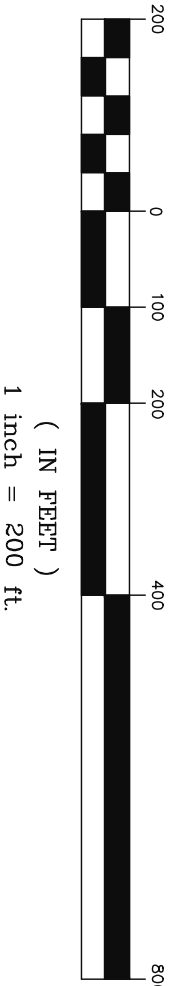
**CERTIFICATE OF FINAL PLAT APPROVAL
FOR RECORDATION**

ALL REQUIREMENTS OF THE CAMDEN COUNTY UNIFIED DEVELOPMENT CODE HAVING BEEN REPRESENTED AS BEING FULFILLED BY THIS PLAT, THE UNDERSIGNED ACTING UNDER AUTHORITY OF THE BOARD OF COMMISSIONERS OF CAMDEN COUNTY, GEORGIA, HEREBY APPROVES THIS PLAT FOR RECORDATION BY THE CLERK OF THE SUPERIOR COURT.

DIRECTOR OF PLANNING _____ DATE _____

LINE	BEARING	DISTANCE
L1	S82°24'48"W	121.38'
L2	N11°15'55"W	145.52'
L3	N78°06'37"E	150.00'
L4	N73°01'13"E	68.63'

GRAPHIC SCALE



OWNER'S CERTIFICATE

STATE OF GEORGIA
COUNTY OF CAMDEN

THE UNDERSIGNED CERTIFIES THAT HE OR SHE IS THE FEE SIMPLE ABSOLUTE OWNER OF THE LAND SHOWN ON THIS PLAT AND THAT THE PLAT AND THE PUBLIC IMPROVEMENTS CONTAINED THEREIN OR ASSOCIATED THEREWITH MEET ALL APPLICABLE REQUIREMENTS AND STANDARDS OF THE CAMDEN COUNTY UNIFIED DEVELOPMENT CODE.

OWNER'S NAME: _____

OWNER'S ADDRESS: _____

(OWNER'S SIGNATURE) _____

DATE: _____

HEALTH DEPARTMENT CERTIFICATION

THE LOTS SHOWN HAVE BEEN REVIEWED BY THE CAMDEN COUNTY HEALTH DEPARTMENT AND ARE APPROVED FOR SUBDIVISION/DEVELOPMENT EXCEPT FOR THOSE LOTS AS NOTED. EACH LOT MUST BE REVIEWED AND APPROVED FOR ON-SITE SEWAGE MANAGEMENT SYSTEM PLACEMENT PRIOR TO THE ISSUANCE OF A BUILDING PERMIT. A LEVEL III SOIL REPORT FROM AN APPROVED SOIL SCIENTIST IS REQUIRED AT THE TIME OF PERMIT APPLICATION.

DATED THIS ____ DAY OF ____ 20__

BY _____

TITLE _____

RECORDING INFORMATION:

STATE OF GEORGIA, COUNTY OF CAMDEN,
OFFICE OF THE CLERK OF SUPERIOR COURT
THIS PLAT RECORDED IN
PLAT DRAWER _____ MAP NO. _____
THIS ____ DAY OF ____ 2015

BY: _____, DATE: _____
DEPUTY CLERK



**CUMBERLAND
SURVEYORS**
300 CAMDEN AVENUE
WOODBINE, GA 31569
(912) 576-8854 L.S.F. 882
DWG. BY: RL PM: MJ
DWG: 11/06/15 SURVEYED: 7/29/15
JOB: 15118 1" = 200'