



1 INCH = 500 FEET

N/F
HENRY F. SORROW
PARCEL 126.034
ZONED R1

20' EASEMENT
REFERENCE
P.B. 1260 P. 8

N 45° 31' 20" E 164.95'
TO THE CORNER OF THE
INTERSECTION OF
ROAD 19 (P.O.C.)

N 106° 10' 16" E 106.10'
TO THE CORNER OF THE
INTERSECTION OF
ROAD 19 (P.O.C.)

N/F
JOYCE J. BRAMBLETT
PARCEL 126 035A
ZONED A2
P.B. 6 PG. 242
D.B. 141 PG. 167

N/F
BEAVER TAIL LLC.
68.66 ACRES
PARCEL 126 031
ZONED HI(ME)
P.B. A 280 PG. 8

N/F
COYOTE LLC
77.18 ACRES
PARCEL 126 030
ZONED HI(ME)
P.B. 4 PG. 318
D.B. 49 PG. 155

L73	N 32°19'26" W	33.34'
L74	N 69°17'29" W	1116.61'
L75	S 49°48'43" W	22.66'
L76	S 69°16'44" E	1154.27'

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 25,000 FEET, AND AN ANGULAR ERROR OF 7" PER ANGLE POINT, AND WAS NOT ADJUSTED. ALL LINEAR AND ANGULAR MEASUREMENTS WERE OBTAINED USING A NIKON TOTAL STATION, MODEL 522

PLAT CLOSURE STATEMENT

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 868,000 FEET.

[illegible]

N/F
DAVID A. GIANNONI
PARCEL 126 038A
ZONED A2
P.B. 9 PG. 697
D.B. 49 PG. 493

N/F
FOX TRAIL LLC
114.19 ACRES
PARCEL 127 064
ZONED HI(ME)
P.B. 3 PG. 335
D.B. 50 PG. 496

<i>REVISIONS</i>	<i>DATE</i>

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APPROVED

TAX MAP 126-030

DATE August 26 22/6

SIGNATURE Robert C. Ward
OGLETHORPE COUNTY PLANNING OFFICE

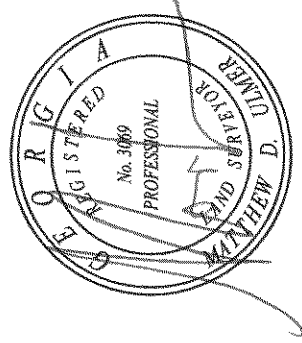
PLAT ABBREVIATIONS

IRON PIN FOUND

PROJECT
16-531T

EASEMENT
PLAT

SHEET
2 OF 2



LSF#001108
EXPIRES 12-31-2016

VICINITY MAP

NOT TO SCALE

PROJECT DATA

CLIENT: FISHTAIL CREEK, LLC

PROFESSIONAL CONTACT: BASELINE SURVEYING & ENGINEERING
MATTHEW D. ULMER, G.A. RLS#3069
P.O. BOX 269 WATKINSVILLE GA 30677

WATKINS D. OLIVER, CO., ALBANY, GA.
P.O. BOX 269 WATKINSVILLE, GA 30677

1. TOTAL PROJECT ACREAGE: 67.80 ACRES

2. TAX PARCEL #: 126 030

2. TAX PARCEL #: 126 030

3. NO ATTEMPT WAS MADE TO LOCATE UTILITIES OR IMPROVEMENTS ON OR ADJACENT TO THE SUBJECT PROPERTY EXCEPT AS SHOWN HEREON.

4. THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A COMPLETE TITLE SEARCH.

5. ZONED HI(ME)

6. THIS PLAT HAS BEEN PREPARED 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 IN THE GEORGIA PLAT ACT O.C.G.A. SECTIONS 15-6-67, AUTHORITY O.C.G.A. SECTIONS 15-6-67, 43-15-4, 43-15-6, 43-19, 43-15-22.

MATTHEW D. ULMER
GEORGIA REGISTERED
LAND SURVEYOR #30699

FIELD SURVEY CLOSURE STATEMENT

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 25,000 FEET, AND AN ANGULAR ERROR OF 7" PER ANGLE POINT, AND WAS NOT ADJUSTED. ALL LINEAR AND ANGULAR MEASUREMENTS WERE OBTAINED USING A NIKON TOTAL STATION, MODEL 522

THE FIELD WORK WAS COMPLETED ON APRIL 22, 2016.

PLAT CLOSURE STATEMENT

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