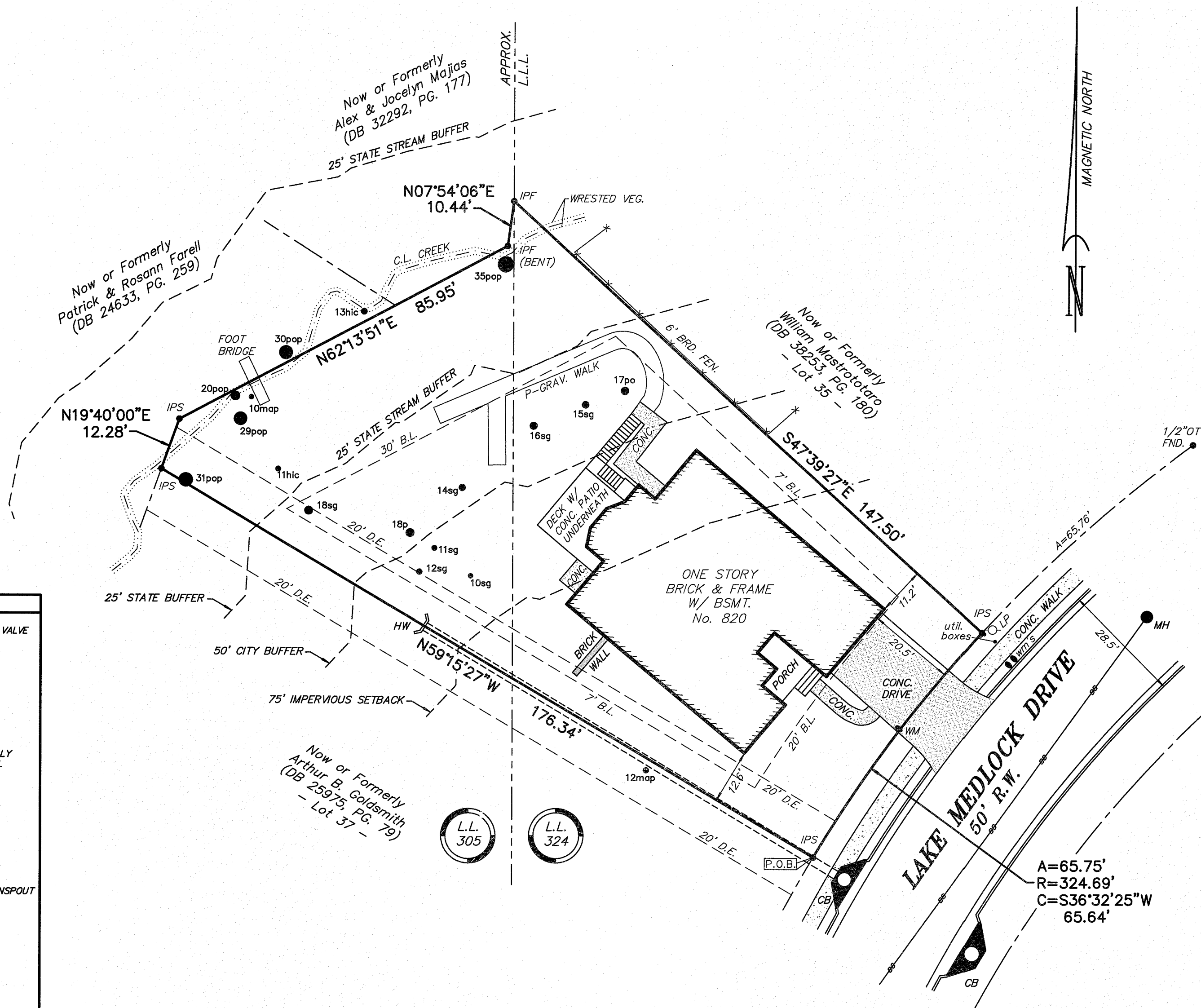


CLERK'S OFFICE: RECORDING INFORMATION ONLY

ADDRESS:
820 LAKE MEDLOCK DRIVE
JOHNS CREEK, GA 30022

ABBREVIATIONS ~	
ABL = ABELIA	HYD = HYDRANGEA
AUC = AUCUBA	ICV = IRRIGATION CONTROL VALVE
AHY = AMERICAN HOLLY	IMP = IMPATIENS
AZ = AZALEA	IPF = IRON PIN FOUND
BB = BARBERRY	JAS = JASMINE
BE = BEECH	JHY = JAPANESE HOLLY
BEG = BEGONIA	JM = JAPANESE MAPLE
BHY = BURFORD HOLLY	JUN = JUNIPER
BIR = BIRCH	LIR = LIRIOPE
BP = BRADFORD PEAR	LL = LAWN LIMITS
BW = BOXWOOD	MAG = MAGNOLIA
CAL = CALADIUM	MAP = MAPLE
CAM = CAMELLIA	NAN = NANDINA
CE = COTONEASTER	OGH = OREGON GRAPE HOLLY
CED = CEDAR	OLL = OTTOLUYKEN LAUREL
CHY = CHERRY	P = PINE
CH = CHINESE HOLLY	PHO = PHOTINIA
CHN = CHESTNUT	POP = POPLAR
CHO = CHESTNUT OAK	RHO = RHODODENDRON
CJ = CRYPTOMERIA JAPONICA	RO = RED OAK
CL = CHERRY LAUREL	RT = RED TIP
CO = CLEAN OUT	SG = SWEET GUM
CM = CRAPE MYRTLE	SP = SPRUCE
DG = DWARF GARDENIA	SPIG = SPIGOT
DS = DOWNSPOUT	SPK = SPRINKLER
DW = DOGWOOD	SW = SOURWOOD
EL = ELAEAGNUS	UDS = UNDERGROUND DOWNSPOUT
EM = ELECTRIC METER	UNK = UNKNOWN
ET = EXTERIOR THRESHOLD	VIN = VINCA
FF = FINISH FLOOR	VLIR = VARIEGATED LIRIOPE
FOR = FORSYTHIA	VPR = VARIEGATED PRIVET
GE = GOLDEN ELONIMYUS	VW = VENT WELL
GLF = GROUND LIGHT FIXTURE	WAO = WATER OAK
GM = GAS METER	WLO = WILLOW OAK
HB = HACKBERRY	WIL = WILLOW
HEM = HEMLOCK	WM = WATER METER
HIC = HICKORY	WO = WHITE OAK
HH = HELLERI HOLLY	WP = WHITE PINE
HOS = HOSTA	WW = WINDOW WELL
HLY = HOLLY	YI = YARD INLET

LEGEND	
●	IPF = 1/2" REBAR FND.
○	IPS = 1/2" REBAR SET
—	R.W. = RIGHT OF WAY
---	SSE = SANITARY SEWER EASEMENT
---	DE = DRAINAGE EASEMENT
---	L.L.L. = LAND LOT LINE
---	C.L. = CENTERLINE
○	CT = CRIMP TOP PIPE
○	OT = OPEN TOP PIPE
—	CMP = CORRUGATED METAL PIPE
—	RCP = REINFORCED CONCRETE PIPE
□	DI = DROP INLET
□	JB = JUNCTION BOX
○	MH = MANHOLE
○	CB = CATCH BASIN
○	BM = BENCHMARK
○	PP = POWER POLE
○	FH = FIRE HYDRANT
○	CMF = CONCRETE MONUMENT FND.
○	B.C. = BACK OF CURB
---	E.P. = EDGE OF PAVEMENT
---	FEN = FENCE
---	O.H. = OVERHEAD ELEC. SERVICE LINE
---	B.L. = BUILDING LINE
---	U.G. = UNDERGROUND POWER LINE
□	TX = TRANSFORMER



GENERAL NOTES~
THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS AN ANGULAR ERROR OF 11 SECONDS PER ANGLE POINT AND A PRECISION RATIO OF 1 IN 13,503. IT HAS BEEN ADJUSTED USING THE COMPASS RULE.

EQUIPMENT USED TO OBTAIN THESE MEASUREMENTS WAS A TRIMBLE S5 & TSC5.

THE DATA SHOWN ON THIS PLAT HAS A CLOSURE PRECISION RATIO OF 1 IN 154,226.

ALL I.P.'s ARE 1/2" REBARs, UNLESS OTHERWISE INDICATED.

BEARINGS ARE CALCULATED FROM ANGLES TURNED FROM A SINGLE MAGNETIC OBSERVATION.

ACCORDING TO THE CURRENT "F.I.A. OFFICIAL FLOOD HAZARD MAP", COMMUNITY PANEL NO. 13121C 0087 F, DATED SEPTEMBER 18, 2013, PORTIONS OF THIS PROPERTY ARE IN AN AREA HAVING SPECIAL FLOOD HAZARDS (ZONE X SHADED). ZONE X SHADED IS DEFINED AS AREAS OF 0.2% ANNUAL CHANCE FLOOD; AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 1% ANNUAL CHANCE FLOOD.

ALL MATTERS OF TITLE ARE EXCEPTED.

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH. THERE MAY BE EASEMENTS OR OTHER ENCUMBRANCES NOT SHOWN.

THE SURVEY AND PLAT SHOWN HEREON IS NOT INTENDED FOR USE OR RELIANCE BY ANY PARTIES OR ENTITIES NOT SPECIFICALLY LISTED IN THE TITLE. UNAUTHORIZED THIRD PARTIES SHALL INDEMNIFY AND HOLD DELTA 1 LAND SURVEYING, LLC HARMLESS AGAINST ANY AND ALL LIABILITY FOR ANY LOSS ARISING OUT OF, OR RELATED TO, RELIANCE BY ANY THIRD PARTY ON ANY WORK PERFORMED THEREUNDER, OR THE CONTENTS OF THE SURVEY.

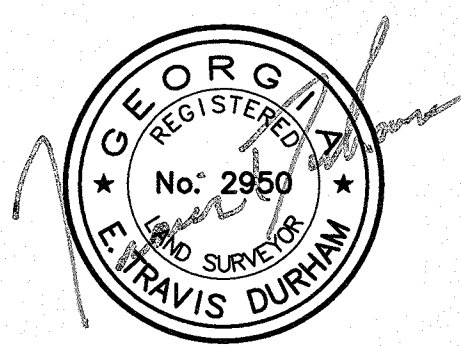
* = PER DEED AND PLAT RECORDS; NO MONUMENT FOUND.

REFERENCES: 1) DB 46438, PG. 480
2) PB 197, PG. 108

THIS PROPERTY IS CURRENTLY ZONED CUP PER THE CITY OF JOHNS CREEK G.I.S. DEPT.

SETBACKS: FRONT = 20 FEET
SIDE = 7 FEET
REAR = 30 FEET

AREA = 13,096 SQ. FT.
0.301 ACRE



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.

E. Travis Durham 10-11-22
E. TRAVIS DURHAM, GA. RLS No. 2950

JOB # 22-138 DRAWN BY: TD FIELD CREW: JB,SJ
FIELD DATE: 9-28-22 PLAT PREPARED: 10-11-22

DELTA 1
LAND SURVEYING, LLC
361 WESTCHESTER WAY
CANTON, GEORGIA 30115
PHONE: (770) 597-3533
(FIRM LICENSE No. LSF 001041)

SURVEY FOR
ANDREW ASKINAS

(BEING LOT 36, UNIT 8, SECTION A, PHASE 2, MEDLOCK BRIDGE SUB.)

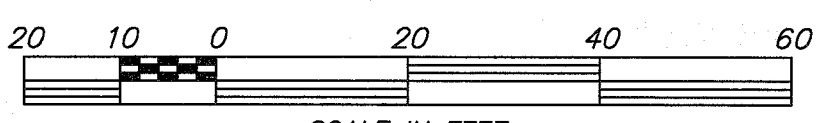
LOCATED IN LAND LOTS 305 & 324

1st DISTRICT, 1st SECTION

CITY OF JOHNS CREEK

FULTON COUNTY, GEORGIA

SEPTEMBER 28, 2022 1"=20'



OCTOBER 11, 2022: REVISED STREAM BUFFERS.