

SYMBOL LEGEND

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WATTS & BROWNING ENGINEERS, INC. HAS EXAMINED THE NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM) AND BY GRAPHICALLY PLOTTING THE LOCATION OF THE SUBJECT PROPERTY ONTO COBB COUNTY FIRM MAP NUMBER 15007COB068, DATED 12/16/2008, THE REFERENCED PROPERTY IS LOCATED IN THE ZONES LISTED BELOW:

ZONE AE: BASE FLOOD ELEVATIONS DETERMINED.

ZONE X (SHADED): 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 LEVES FROM 1% ANNUAL CHANCE FLOOD.

ZONE X (UNSHADED): AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

THE FLOOD LINE, IF SHOWN, IS APPROXIMATE AND THE ACTUAL LIMITS OF FLOOD LINE BASED ON PUBLISHED ELEVATIONS MAY EXTEND BEYOND THOSE SHOWN HEREON.

SURVEYORS NOTES:

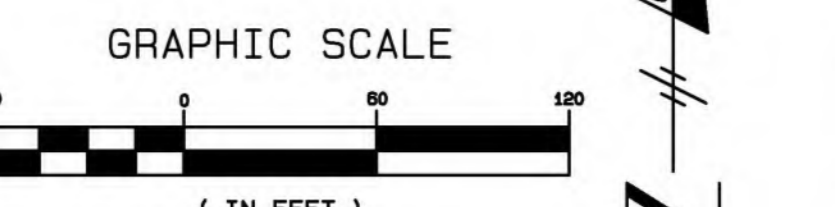
- THE DISTANCES SHOWN HEREON ARE HORIZONTAL GROUND DISTANCES.
- THIS SURVEY WAS PREPARED IN CONFORMANCE WITH THE TECHNICAL STANDARDS FOR PROFESSIONAL SURVEYING IN GEORGIA AS SET FORTH IN CHAPTER 180.7 OF THE RULES OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT O.C.G.A. 54-2-47.
- THIS SURVEY IS PREPARED FOR THE EXCLUSIVE USE OF THE ENTITIES NAMED IN THE CERTIFICATION HEREON. SAID CERTIFICATION DOES NOT EXTEND TO ANY UNNAMED ENTITIES WITHOUT AN EXPRESSED RECERTIFICATION BY THE SURVEYOR MAKING SAID ENTITIES.
- ABOVE GROUND UTILITY LOCATIONS WERE OBTAINED FROM FIELD OBSERVATIONS AND ARE SUBJECT TO OBSERVATION AT THE TIME OF THE SURVEY AND NOT A STATEMENT AS TO THE EXISTENCE OR NON-EXISTENCE OF ANY ENVIRONMENTAL FEATURE OR POLLUTANT OR TO THE ACCURACY OR COMPLETENESS OF THIS INFORMATION INDICATED LOCATIONS SHOULD BE CONFIRMED IN THE FIELD WITH UTILITY COMPANIES PRIOR TO PROCEEDING WITH PLANNING, DESIGN OR CONSTRUCTION.
- ANY DEPLETION OF GROUNDWATER FEATURES (RIVERS, STREAMS, CREEKS, SPRINGS, DITCHES, PONDS, LAKES), NATURAL OR OTHERWISE SHOWN ON THIS SURVEY ARE MERELY OBSERVATIONS AT THE TIME OF THE SURVEY AND NOT A STATEMENT AS TO THE EXISTENCE OR NON-EXISTENCE OF ANY ENVIRONMENTAL FEATURE OR POLLUTANT OR TO THE ACCURACY OR COMPLETENESS OF THIS INFORMATION INDICATED LOCATIONS SHOULD BE CONFIRMED IN THE FIELD WITH UTILITY COMPANIES PRIOR TO PROCEEDING WITH PLANNING, DESIGN OR CONSTRUCTION.
- BEARING BASE GRID NORTH (GEORGIA WEST ZONE) WAS DETERMINED BY MAKING MULTIPLE FIELD OBSERVATIONS ON SURVEY CONTROL POINTS USING A LEICA GPS G5+ RECEIVER ON THE LEICA SMARTNET REFERENCE NETWORK.
- THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT, CERTIFICATE OF TITLE OR ABSTRACT OF TITLE. THEREFORE, WATTS & BROWNING ENGINEERS, INC. MAKE NO GUARANTEE OR REPRESENTATIONS REGARDING THE EXISTENCE OF TITLE OR ABSTRACT OF TITLE. THEREFORE, WATTS & BROWNING ENGINEERS, INC. MAKE NO GUARANTEE OR REPRESENTATIONS REGARDING THE EXISTENCE OF TITLE OR ABSTRACT OF TITLE.
- PLAT: COBB COUNTY SEWER & WATER DEPARTMENT SEWER MAPS.

REFERENCE MATERIAL

- TITLE COMMITMENT: A TITLE COMMITMENT HAS NOT BEEN FURNISHED TO THE SURVEYOR FOR REVIEW.
- ZONING REPORT: A ZONING REPORT HAS NOT BEEN FURNISHED TO THE SURVEYOR FOR REVIEW.
- DEED WARRANTY DEED - IRMA G. PARKER TO JOSEPH CHARLES SHIPP, DATED MARCH 20, 1978, RECORDED ON APRIL 19, 1978 IN DEED BOOK 181, PAGE 54, COBB COUNTY, GEORGIA RECORDS.
- PLAT: SURVEY FOR IRMA G. PARKER LOCATED IN LAND LOTS 660 & 661, 19TH DISTRICT, 2ND SECTION, COBB COUNTY, GEORGIA, DATED NOVEMBER 21, 1977, SURVEYED BY G. W. CRUSILLE, L.S., RECORDED ON APRIL 19, 1978 IN PLAT BOOK 70, PAGE 115, COBB COUNTY, GEORGIA RECORDS.
- PLAT: FINAL PLAT OF ELLIOT QUARTERS PHASE 1, LOCATED IN LAND LOTS 599, 659 & 660, 19TH DISTRICT, 2ND SECTION, COBB COUNTY, GEORGIA, DATED JUNE 4, 1987, PREPARED BY CRUSILLE, HAKSTRAY & TWITY, INC. RECORDED ON JUNE 26, 1987 IN PLAT BOOK 115, PAGE 45, COBB COUNTY, GEORGIA RECORDS.
- PLAT: FINAL PLAT OF ELLIOT QUARTERS PHASE 2, LOCATED IN LAND LOT 599, 19TH DISTRICT, 2ND SECTION, COBB COUNTY, GEORGIA, DATED MAY 16, 1991, PREPARED BY CRUSILLE, HAKSTRAY & TWITY, INC. RECORDED ON JUNE 26, 1991 IN PLAT BOOK 135, PAGE 22, COBB COUNTY, GEORGIA RECORDS.
- PLAT: COBB COUNTY SEWER & WATER DEPARTMENT SEWER MAPS.

LINE CHART

LINE	BEARING	DISTANCE
L1	S24°42'50"W	43.42'
L2	S17°10'45"W	80.79'
L3	S83°07'11"E	27.44'
L4	S12°21'44"W	45.51'
L5	S38°11'33"W	30.77'
L6	S74°21'35"W	26.60'
L7	S51°49'50"W	25.75'
L8	S38°31'39"W	23.89'
L9	S52°43'14"W	16.91'
L10	N07°10'18"E	18.67'
L11	S09°48'24"W	24.51'
L12	S74°47'09"W	16.98'
L13	S23°51'33"W	11.12'
L14	S38°20'39"W	25.10'
L15	S71°52'40"W	26.00'
L16	S28°52'31"W	27.26'
L17	N85°37'15"W	15.44'
L18	S57°16'14"W	13.59'
L19	S28°44'37"W	14.89'
L20	S41°16'24"W	13.26'
L21	S75°38'54"E	65.29'
L22	S92°15'14"E	50.48'
L23	S80°48'23"E	68.08'



SURVEYOR'S CERTIFICATION

THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT SURVIVE 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 RELATED 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 PROFESSIONAL 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 180-7-14-47.

THE FIELD DATA UPON WHICH THIS MAP OR PLAT IS BASED HAS A CLOSURE OF ONE FOOT IN 61,238 FEET AND AN ANGULAR ERROR OF 02" PER ANGLE POINT, AND HAS LEAST SQUARES ADJUSTED.

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 61,238 FEET.

A LEICA TS13 TOTAL STATION WAS USED TO OBTAIN THE LINEAR AND ANGULAR MEASUREMENTS USED IN THE PREPARATION OF THIS PLAT.

DATE: 03/20/2024

WATTS & BROWNING ENGINEERS, INC. REGISTERED LAND SURVEYOR NUMBER 2554

BOUNDARY SURVEY FOR TRATON LLC

LOCATED IN
LAND LOTS 660 & 661
19TH DISTRICT, 2ND SECTION
COBB COUNTY, GEORGIA

WATTS & BROWNING ENGINEERS, INC. REGISTERED LAND SURVEYOR NUMBER 2554

1348 OLD 41 HWY NW STE 225
 MARIETTA, GEORGIA 30060

TEL: 770-498-9392
 FAX: 770-498-9392
 WWW.WBEENG.COM
 LSF000429 - PEF000714

SCALE: 1" = 60'

DATE SURVEYED: 03/20/2024

DATE UPDATED: N/A

SURVEYED BY: W&B

DATE DRAFTED: 04/02/2024

UPDATE DRAFTED: N/A

DRAWN BY: JKH

CHECKED BY: YH

FIELD BOOK #: 2894

JOB NUMBER: 240392

CLIENT NUMBER: 240392

COOD FILE: N/A

DISC FILE: 240392

COUNTY FILE: COB068/2554

PLAT FILE: N/A

SHEET: 1 OF 1

W&B

WATTS & BROWNING ENGINEERS, INC.

REGISTERED LAND SURVEYOR

1" = 60'

03/20/2024