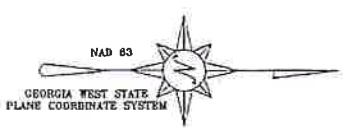


Filed & Recorded
 DATE: 5/18/2023
 TIME: 4:22 PM
 PLAT BOOK: 02023
 PAGE: 00029
 RECORDING FEES: \$10.00
 PARTICIPANT ID: 7026954186
 CLERK: Juanita Laidler
 Macon County, GA

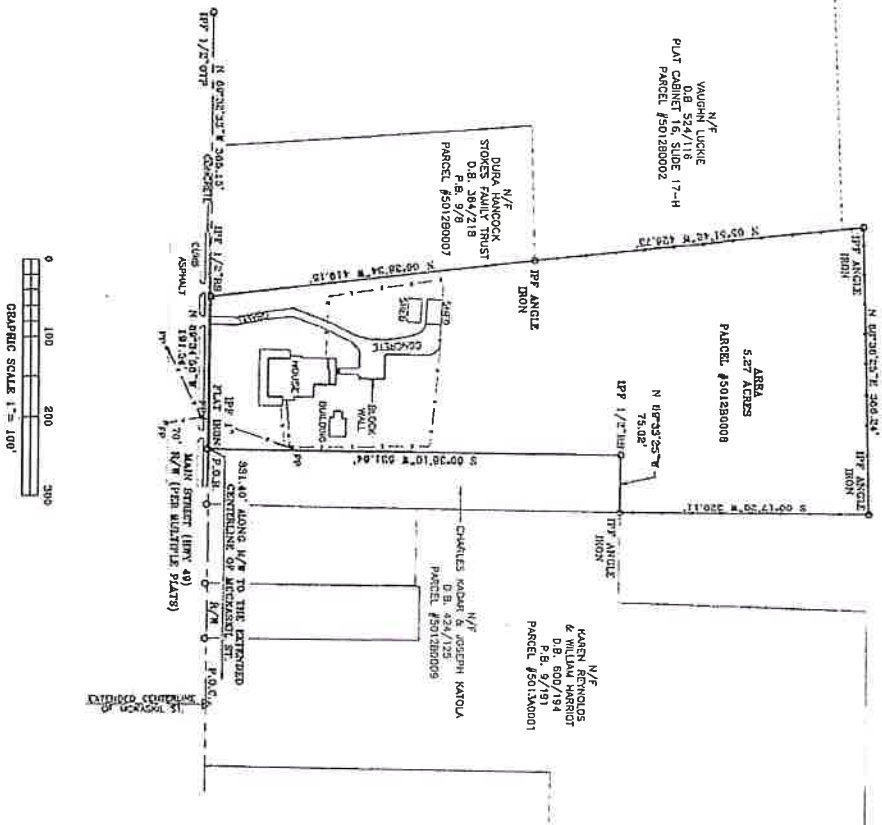
Exc'

SUBJECT PROPERTY
 OWNER: MICHAEL LEPORATI & MELBA OWNS
 (PER TAX ASSESSOR)
 SITE ADDRESS: 400 WEST MAIN STREET
 PARCEL: #501280008
 REFERENCE: D.E. 610/253, P.E. 2/25, PLAT FOR
 CARLAND & FAYE NELSON BY DONALDSON, CARRETT &
 ASSOCIATES, DATED 08/04/1997

N/E
 THOMAS MASON
 D.E. 682/223 & D.E. 492/221
 P.L. 08/04/1997
 PLAT BOOK 16, SLIDE 23-B
 PORTION OF PARCEL #5008A0001



- LEGEND**
- P.B. #/1 PLAT BOOK BOOK/PAGE
 - D.B. #/1 DEED BOOK BOOK/PAGE
 - IES IRON PIPE END
 - RE-BAR REINFORCING BAR
 - OTF OPEN TOP PIPE
 - CHANGED TOP PIPE
 - CONCRETE FOUNDATION
 - P.O.B POINT OF BEGINNING
 - N/OB NOW OR FORMERLY
 - L.L.C. LAND LOT CORNER
 - R/OB RIGHT OF WAY
 - B/L BUILDING LINE (SETBACK)
 - V.M. WATER METER
 - P.M. FINAL EXHIBIT
 - T.E. TELECOMMUNICATION EQUIPMENT
 - TRICD TRAIL CORNER
 - PP POWER POLE
 - CB CATCH BASIN
 - HT HEADWALL
 - M.P.E. MINIMUM FINISHED FLOOR ELEVATION
 - B.F.E. BASE FLOOD ELEVATION
 - A.C. POWER/ALTERNATE
 - FENCE



SURVEYOR CERTIFICATION

THIS SURVEY IS A RETRACEMENT OF AN EXISTING PARCEL OF LAND AND DOES NOT CONSTITUTE A NEW PARCEL. THE RECORDING INFORMATION OF THIS SURVEY DOES NOT HAVE APPROVAL OF THE LOCAL REGISTRATION AUTHORITY OF RECORDS, COMPLIANCE WITH LOCAL OR PROPOSED OF THE LAND. FURTHER, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS MAP, PLAT, OR PLAN COMPLETES WITH THE MINIMUM REQUIREMENTS FOR PROFESSIONAL SURVEYING IN GEORGIA AS SET FORTH IN CHAPTER 88 OF THE OFFICIAL CODE OF GEORGIA AND THE REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT OCGA 14-6-67.

06/16/2023
 DATE

CLAYTON A. MCCANN
 SURVEYOR
 G.A.S. # 3481



DISCLAIMER STATEMENT
 THE PURPOSE OF THIS SURVEY IS TO RE-TRACE THE BOUNDARY OF THE SUBJECT PROPERTY, AND THE IMPROVEMENTS LOCATED THEREON.

GENERAL NOTES

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF AN ABSTRACT TITLE. THEREFORE, THE UNDERSIGNED AND CLAYTON A. MCCANN CARRY NO WARRANTIES OR REPRESENTATIONS REGARDING INFORMATION SHOWN. THE CERTIFICATION, AS SHOWN HEREON, IS PURELY A STATEMENT OF PROFESSIONAL OPINION BASED ON KNOWLEDGE, INFORMATION, BELIEF AND BEST EFFORTS. THE SURVEYOR HAS NOT CONDUCTED A VISUAL INSPECTION OF THE SUBJECT PROPERTY AND THE CERTIFICATION IS NOT AN EXPRESSED OR IMPLIED WARRANTY OR GUARANTEE.

THE FIELD DATA FROM WHICH THIS SURVEY IS BASED ON HAS A RELATIVE POSITIONAL ACCURACY OF 0.02 FEET HORIZONTAL AT THE 95% CONFIDENCE LEVEL. EQUIPMENT USED FOR ANGULAR AND LINEAR MEASUREMENTS: CANTON BOPT ONSS DUAL FREQUENCY RECEIVER, IN COMBINATION WITH LEICA GPS 1208 ROBOTIC TOTAL STATION. (DATE OF LAST FIELD VISIT: 05/03/2023)

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE TO WITHIN 1" IN 429,481'.

THE BASIS FOR THE DIRECTIONS SHOWN HEREON IS GRID NORTH AS DETERMINED BY THE NATIONAL TRANSIT SYSTEM. CORRECTIONS FOR MAGNETIC VARIATION HAVE BEEN MADE THROUGHOUT THIS PLAT. THE NORTH ARROW POINTS TO THE TRUE NORTH SOLUTION BY ACCORDANT LAND SURVEYORS.

IN MY OPINION, PER PERMITS #120195959588, WITH AN EFFECTIVE DATE OF 09/18/2020, THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD ZONE.

ACQUISITION #25181
 DRAWING BY
 MICHAEL LEPORATI
 CHECKED BY
 CLAYTON A. MCCANN
 DRAWING DATE
 06/16/2023

BOUNDARY RETRACEMENT SURVEY FOR:
MICHAEL LEPORATI
 LAND LOT 48 8TH DISTRICT
 CITY OF MARSHALLVILLE, MACON COUNTY, GA

MCCANN LAND SURVEYORS
 315 SOUTH 8TH STREET
 GRIFFIN, GA, 30224
 (478) 204-7060
 MCCANNLS.COM

DTC