

SURVEYOR'S NOTES

1. ALL COORDINATES AND BEARINGS ARE BASED ON GEORGIA STATE PLANE COORDINATE SYSTEM, NAD 83, EAST ZONE.
2. ACCORDING TO THE FLOOD INSURANCE RATE MAP AS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, THIS PROPERTY LIES WITHIN ZONE AE, A 100 YEAR FLOOD HAZARD AREA WITH BASE FLOOD ELEVATION (BFE) 9.0. SEE COMMUNITY PANEL NO. 13051C0153G, DATED 8/16/2018.
3. THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS, COVENANTS, OR RESTRICTIONS EITHER RECORDED OR UNRECORDED.
4. THIS PROPERTY IS SERVED BY CITY OF SAVANNAH WATER AND SEWER SYSTEMS.
5. THE PUBLIC RECORDS REFERENCED WERE USED FOR THE ESTABLISHMENT OF THE BOUNDARY OF THIS PROPERTY. THEY ARE NOT AND DO NOT CONSTITUTE A TITLE SEARCH.
6. THIS PROPERTY CONTAINS A TOTAL OF 2.551 ACRES.
7. THE PARENT TAX PARCEL NUMBER OF THIS PROPERTY IS 2-0030-05-001 AND THE STREET ADDRESS IS 703 LOUISVILLE ROAD.
8. THE CERTIFICATION, AS SHOWN HEREON, IS PURELY A STATEMENT OF PROFESSIONAL OPINION BASED ON KNOWLEDGE, INFORMATION AND BELIEF, AND BASED ON EXISTING FIELD EVIDENCE AND AVAILABLE DOCUMENTS. THE CERTIFICATION IS NOT AN EXPRESSED OR IMPLIED WARRANTY OR GUARANTEE.
9. THE PURPOSE OF THIS SURVEY IS TO ADD A NORTHERN PORTION OF THE SAVANNAH & OGEECHEE CANAL RIGHT OF WAY TO PARCEL 2-0030-05-001.

- REFERENCES**
1. PLAT RECORD BOOK SP, PAGE 106
 2. DEED BOOK 137P, PAGE 527
 3. PLAT BY TERRY MACK COLEMAN, NO. 2486, DATED 01/23/2015.
 4. DEED BOOK 207-A, PG. 438
 5. PLAT RECORD BOOK M, PAGE 152

THIS BLOCK IS RESERVED FOR THE CLERK OF SUPERIOR COURT

VICINITY MAP NOT TO SCALE

COS# 18-006887-SUBP

ANGULAR ERROR: 2" < ADJUSTED BY: N/A
 PLAT E.O.C.: 1/409,390
 FIELD E.O.C.: 1/25,920
 EQUIPMENT USED:
 SOKKIA 530R TOTAL STATION
 TOPCON HIPER SR GPS RECEIVER ON THE eGPS NETWORK

- LEGEND**
- IPF 1/2" IRON PIPE FOUND
 - IRF 1/2" IRON ROD FOUND
 - XMS X MARK FOUND
 - IRS 5/8" IRON ROD SET
 - RWCMF RIGHT OF WAY CONCRETE MONUMENT FOUND
 - OHP—OHP— OVERHEAD POWER LINES
 - POWER POLE
 - FDC - FIRE DEPARTMENT CONNECTION
 - CO - CLEAN OUT
 - ⊙ TELEPHONE MANHOLE
 - ☼ LIGHT POLE
 - ⊕ WATER METER
 - R/W RIGHT-OF-WAY

REFERENCES

SUB MAP BOOK A PAGE 153
 DEED BOOK 1161 PAGE 326

SURVEYOR'S CERTIFICATION

AS REQUIRED BY SUBSECTION (d) OF O.C.G.A. SECTION 15-6-67, THIS PLAT HAS BEEN PREPARED BY A LAND SURVEYOR AND APPROVED BY ALL APPLICABLE LOCAL JURISDICTIONS FOR RECORDING AS EVIDENCED BY APPROVAL CERTIFICATES, SIGNATURES, STAMPS, OR STATEMENTS HEREON. SUCH APPROVALS OR AFFIRMATIONS SHOULD BE CONFIRMED WITH THE APPROPRIATE GOVERNMENTAL BODIES BY ANY PURCHASER OR USER OF THIS PLAT AS TO INTENDED USE OF ANY PARCEL. 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.

JAMES CRAIG BREWER GA PLS# 3022 DATE



APPROVED BY THE CHATHAM COUNTY DEPARTMENT OF PUBLIC HEALTH, DIVISION OF ENGINEERING AND SANITATION

DIRECTOR DATE

APPROVED BY CITY ENGINEER, CITY OF SAVANNAH, GEORGIA

JULIE MCLEAN, P.E., CITY ENGINEER DATE

APPROVED BY THE CITY MANAGER, CITY OF SAVANNAH, GEORGIA

ROBERTO HERNANDEZ, CITY MANAGER DATE

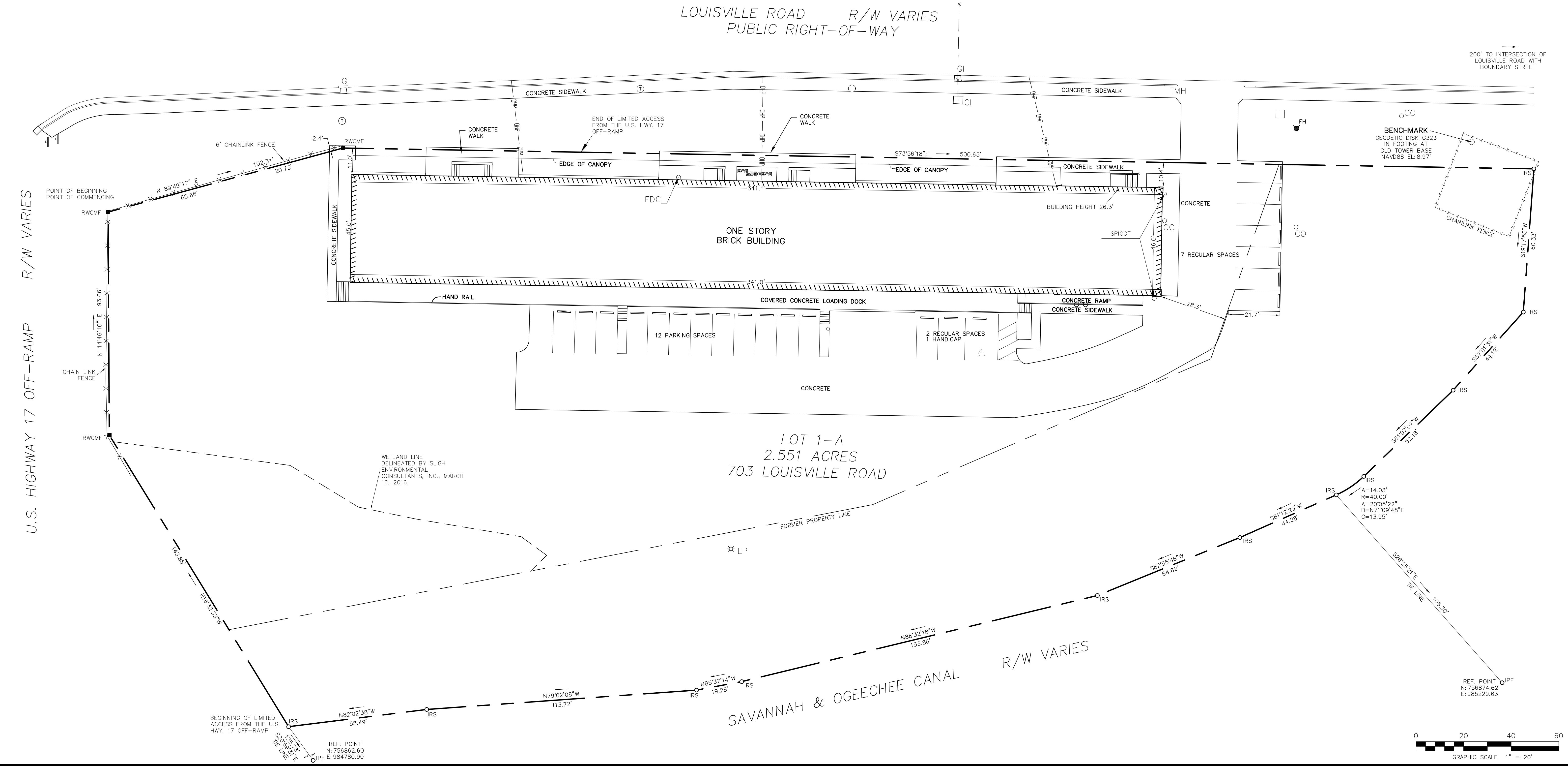
APPROVED BY THE METROPOLITAN PLANNING COMMISSION

MELANIE WILSON, EXECUTIVE DIRECTOR DATE

ALL STREETS, RIGHTS-OF-WAY, EASEMENTS AND ANY SITES FOR PUBLIC USE AS NOTED ON THIS PLAT ARE HEREBY DEDICATED FOR THE USE INTENDED

OWNER - ROBERT DeMOURA FOR WEDP FUND I, LLC DATE

OWNER - ROBERTO HERNANDEZ, CITY MANAGER FOR THE CITY OF SAVANNAH DATE



A RECOMBINATION SURVEY OF
 PORTIONS OF LOTS G, H, I, J, & K BEING A SUBDIVISION OF LOT 19, SPRINGFIELD PLANTATION
 AND A PORTION OF THE SAVANNAH & OGEECHEE CANAL RIGHT OF WAY
 WILLIAMS WARD, 1ST G. M. DISTRICT, CITY OF SAVANNAH, CHATHAM COUNTY, GEORGIA
 PREPARED FOR:
 WEDP FUND I, LLC

PROJECT #: 180762.2
 FIELD DATE: 9/19/2018
 PLAT DATE: 11/27/2018
 LAST REVISED: 3/07/2019
 DRAWN BY: JCS
 SCALE: 1"=20'
 SHEET: 1 OF 1

