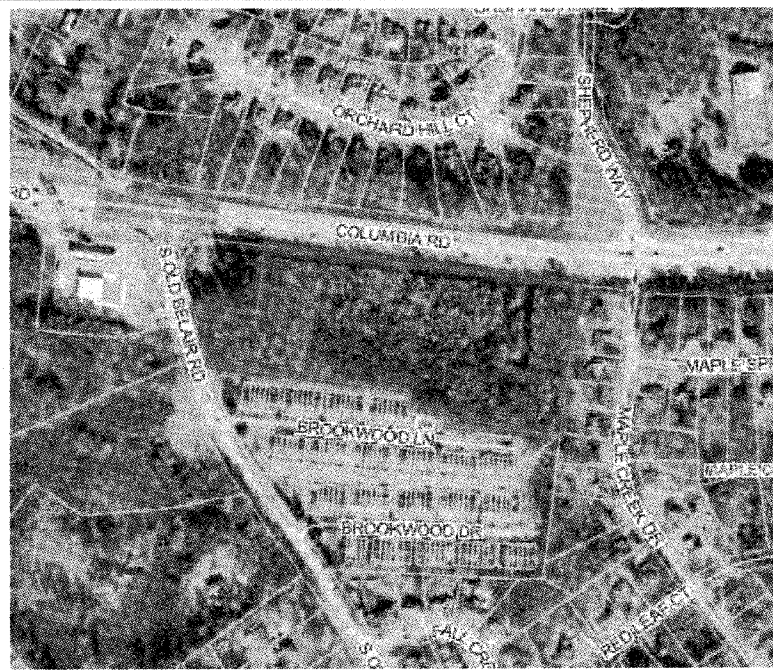
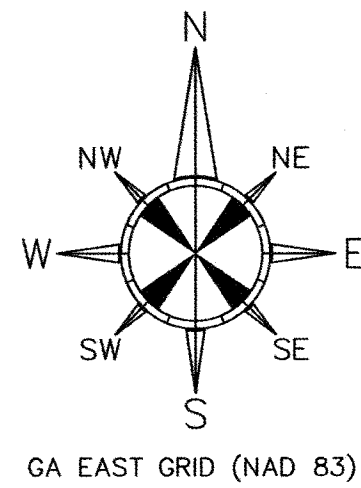


Plat Doc: PLAT  
Recorded 08/09/2024 03:53PM  
CINDY MASON  
Clerk Superior Court, COLUMBIA  
County, Ga.  
Bk E2024 Pg 0204  
Penalty: \$0.00  
Interest: \$0.00  
Participants: 5859971028  
\$(PT61)

THIS BLOCK RESERVED FOR THE CLERK  
OF THE SUPERIOR COURT.



VICINITY MAP NOT TO SCALE

LEGEND

- |     |                           |
|-----|---------------------------|
| RBS | IRON REBAR SET            |
| RBF | IRON REBAR FOUND          |
| IPF | IRON PIPE FOUND           |
| CMF | CONCRETE MONUMENT FOUND   |
| ●   | SEWER MANHOLE             |
| ●   | STORM MANHOLE             |
| ◆   | GRATE INLET               |
| ◇   | JUNCTION BOX              |
| ⚡   | POWER POLE                |
| ☆   | LIGHT POLE                |
| ⊞   | ELEC METER/PULL BOX/TRANS |
| □   | CABLE BOX                 |
| ⊞   | BROADBAND BOX             |
| ⊞   | ATT BOX                   |
| ⊞   | TELEPHONE BOX             |
| ⊞   | HVAC UNIT                 |
| ⊞   | CLEANOUT                  |
| ⊞   | HYDRANT                   |
| ⊞   | WATER VALVE               |
| ⊞   | WATER METER               |
| ⊞   | GAS VALVE                 |
| ⊞   | SIGN                      |
| ⊞   | MAILBOX                   |
| ⊞   | HANDICAP PARKING          |
| --- | FENCE LINE                |
| --- | STORM SEWER LINE          |
| --- | SANITARY SEWER LINE       |

NOTES:

- THIS PROPERTY DOES NOT APPEAR TO LIE IN A SPECIAL FLOOD HAZARD AREA PER FIRM PANEL 13073C0143E, DATED 6/7/2019.
- GEORGIA EAST ZONE STATE PLANE COORDINATES ARE BASED ON NAD 83 AND WERE ESTABLISHED USING GPS VRS TECHNIQUES. ELEVATIONS SHOWN ARE RELATED TO NAVD 88.
- THIS PLAT IS SUBJECT TO ALL RECORDED EASEMENTS AND LOCAL BUILDING RESTRICTIONS. CONTACT YOUR LOCAL GOVERNING AUTHORITIES FOR CURRENT BUILDING SETBACK REQUIREMENTS. IT IS THE RESPONSIBILITY OF THE LAND OWNER TO VERIFY ALL WETLANDS THAT MAY BE PRESENT WITH THE U.S. ARMY CORPS OF ENGINEERS.
- THIS PLAT MAY NOT REFLECT ALL RECORDED OR UNRECORDED EASEMENTS. WE DID NOT OBSERVE ANY ENCROACHMENTS AT THE DATE OF THIS SURVEY.
- GA 811 WAS NOT CONTACTED AS A PART OF THIS SURVEY. A PRIVATE UTILITY CONTRACTOR MARKED THE UTILITIES SHOWN. WE CANNOT GUARANTEE THAT THIS MAY COMPRISE A COMPLETE AND ACCURATE VIEW OF ALL UNDERGROUND UTILITIES AS MARKING UTILITIES IS NOT AN EXACT SCIENCE. PRIOR TO CONSTRUCTION, THESE UTILITIES MUST BE FIELD VERIFIED WITH TEST HOLES AND OTHER METHODS TO ENSURE ACCURACY.

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.

DAVID LEE JACHENS GA. R.L.S. #3170 DATE 8/9/2024

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY DEPICTED ON THIS PLAT AND THAT ALL TAXES HAVE BEEN PAID AND THAT WE ADOPT THIS PLAT OF SUBDIVISION WITH OUR FREE CONSENT.  
OWNER SIGNATURE DATE: 8/9/2024  
OWNER SIGNATURE DATE:

GRAPHIC SCALE (1" = 50')

DATE OF SURVEY 07/14/2024  
E.O.C. FIELD 1:15,000+  
ADJ. METHOD 1"  
E.O.C. PLAT OBSERVATION  
EQUIPMENT USED TRIMBLE 560R8 GNSS



APPROVED  
Columbia County  
Planning  
Commission  
8-9-24

A PLAT OF:  
TRACT "A" - 3.05 ACRES  
&  
TRACT "B" - 7.41 ACRES

COLUMBIA COUNTY, GEORGIA  
PREPARED FOR:  
VILLAGES OF OLDE BELAIR LLC

JACHENS  
LAND SURVEYING, INC.

Professional Land Surveying • GIS • Mapping

P.O. BOX 16  
EVANS, GA 30809  
PH 706.299.8721  
EMAIL: djachens@yahoo.com  
WWW.LANDSURVEY-MAPPING.COM  
COAF: LSP001056

PROJECT NO.: 24031  
DRAWN BY: DJL  
SCALE: 1" = 50'  
FIELD DATE: 07/14/2024  
PLAT DATE: 07/16/2024  
SHEET 1 OF 1