

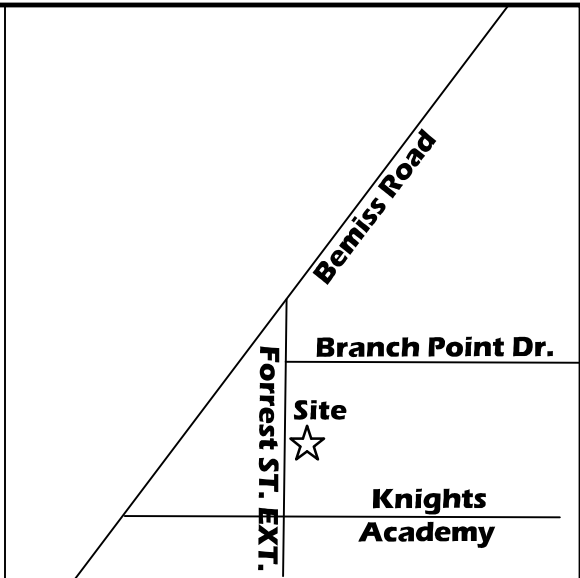
LEGEND	
○	= Iron Pin Found
●	= Iron Pin Set (1/2"rebar)
□	= Concrete Marker Found
■	= Concrete Marker Set
△	= Corner NOT monumented

SURVEY DATA

Error of closure (plat): 1 in 50,000+
Error of closure (field): Relative Positional Precision 0.05'
Field work started on: 10-15-2022
Field work completed on: 10-19-2022

THE SURVEYOR CERTIFIES THAT NO DWELLINGS, ACCESSORY BUILDINGS, SEPTIC SYSTEMS, WELLS, SIGNS, OR SWIMMING POOLS ARE LOCATED WITHIN THIRTY (30) FEET OR THE APPLICABLE ZONING SETBACK LINE WHICHEVER IS GREATER FROM ANY PROPERTY LINE ON THE SITE
(10.02.01(A)(4)).

THIS PROPERTY IS LOCATED IN ZONE "X" ACCORDING TO FLOOD INSURANCE RATE MAP FOR THE CITY OF VALDOSTA
COUNTY OF LOWNDES
STATE OF GEORGIA
COMMUNITY PANEL NO. 13185C0120E
EFFECTIVE DATE: 09-26-2008



SITE INFORMATION

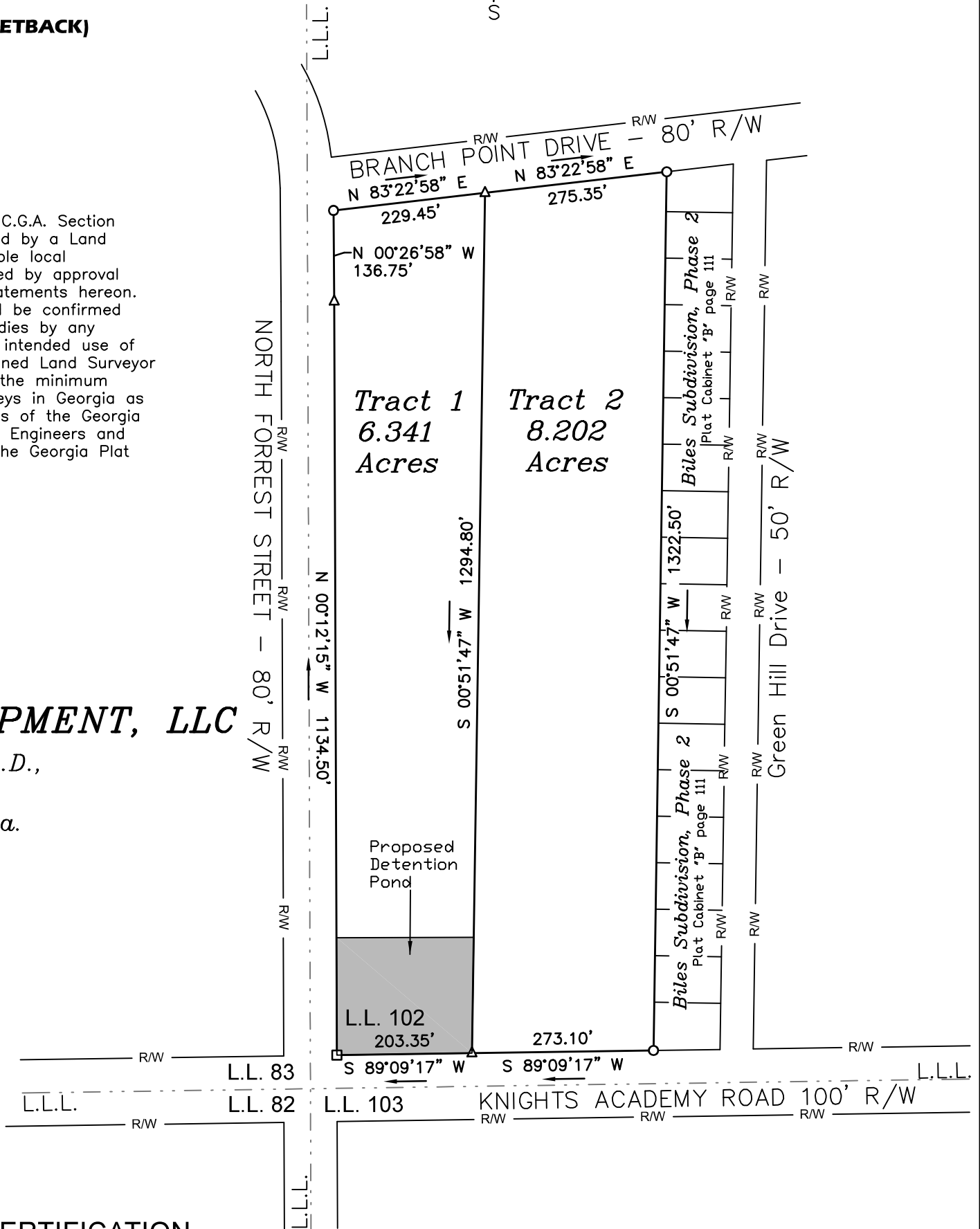
MUNICIPALITY: LOWNDES COUNTY
TOTAL ACREAGE: 14.543 ACRES
TOTAL LOTS: 2
CURRENT ZONING: R-6
MINIMUM LOT WIDTH: 60' (AT SETBACK)
SETBACKS:
FRONT: 65'
REAR: 30'
SIDE: 8'
CORNER: NA
UTILITIES: City of Valdosta
WATER AND SEWER

As required by sub-section (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 the Georgia Plat Act O.C.G.A. 15-6-67.

Rezoning Map for:

STOKER DEVELOPMENT, LLC

Land Lot # 102, 11th L.D.,
City of Valdosta
Lowndes County, Georgia.
Scale: 1" = 200'
October 21, 2022



SURVEYORS CERTIFICATION

I certify that all measurements are correct and were prepared from an actual survey of the property made under my supervision: the equipment used Topcon Powerstation 3" and a Carlson Surveyor 2 Data Collector: the field data upon which this map or plat has an average relative accuracy of 0.05 feet at the 95% confidence level according to the Federal Geographic data committee part 3. This plat has been calculated for closure and is found to be accurate within one (1) foot in 310,245 feet: monument and pin locations are correctly shown by the labels, all new property corner pins are (1/2"x24" rebar) with an orange cap stamped (G M CARTER RLS 2959).

Signed: _____
Surveyor, Georgia Registration No. 2959.

Date: _____



Graphic Scale

Carter Surveying, L.L.C.
246 McCrea Road
Willacoochee, Georgia 31650
Established 2004

Job #	0071-19	Plat #	0071-19
Tax Map / parcel(s)	0145C-305		
Ph. 912.534.5065 email gmcsurveying@gmail.com			