

E-Filed By:
Monroe County Clerks Office
Clerk of Courts Lindsey Taylor
05/05/2025 12:29 PM
Plat Book: 00037
Page: 0030
\$10.00 Base Filing Fee

This block reserved for the
Clerk of the Superior Court

FLOOD HAZARD NOTE

This Property is in Zone X, an Area
of Minimal Flood Hazard, as shown
on Monroe County, Ga, F.I.R.M.
Panel No. 13207C0075E dated
06/07/2017.

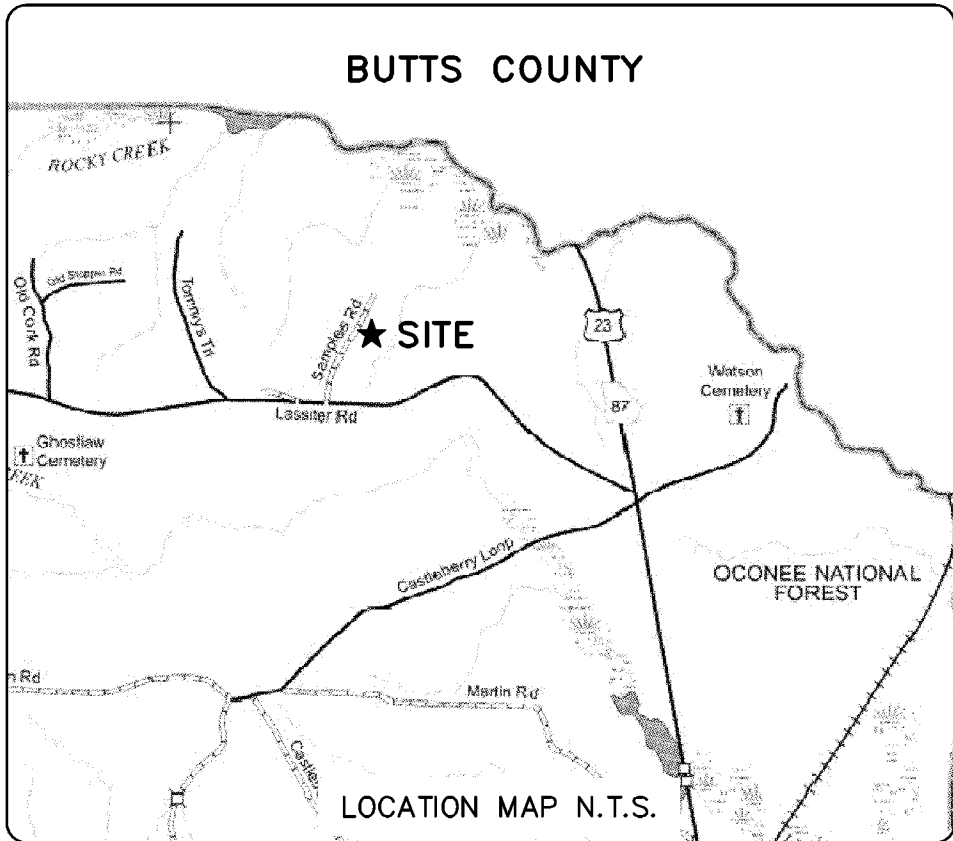
SURVEYORS CERTIFICATION

(i) 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.



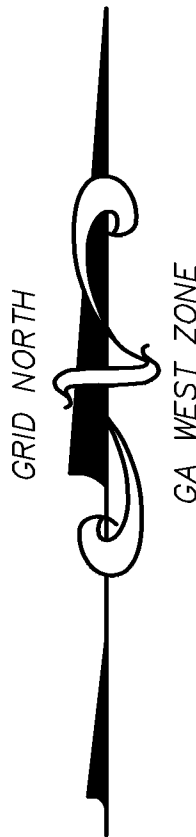
James Quattlebaum
Signature:

5/2/2025
Date:



County/City Notes:

This property is currently zoned: AR.
Minimum lot area: 3.00 Ac.
Minimum lot width: 200 feet
Minimum front yard setback: 50 feet
Minimum side yard setback: 30 feet
Minimum rear yard setback: 50 feet
Minimum house size: 1800 Sq.Ft.
Sewer: Septic Tank
Water: Private Well



LEGEND

—W—	HEADWALL	P.O.B.	POINT OF BEGINNING
—SWCB	SINGLE WALL CATCH BASIN	P.O.R.	POINT OF REFERENCE
—DWCB	DOUBLE WALL CATCH BASIN	GM	GAS MARKER/GAS METER
—OS	OUTLET STRUCTURE (RISER)	OTF	OPEN TOP FENCE
—DI	DROP INLET	IPF	IRON PIN FOUND
—WM	WATER METER	IP	IRON PIN SET 1/2"Ø REBAR W/ CAP
—W—	WATER LINE	CP	COMPUTED POINT
—S—	SANITARY SEWER LINE	C/G	CURB AND GUTTER
—OHU—	OVERHEAD UTILITY LINE	R/W	RIGHT-OF-WAY
—UFO—	UNDERGROUND FIBER OPTICS	L.L.L.	LAND LOT LINE
—G—	GASLINE	CMF	CONCRETE MONUMENT FOUND
—LS—	LANDSCAPING	POL	POINT ON LINE
PKS (F)	PK NAIL SET (FOUND)	B.O.C.	BACK OF CURB
EX-MH	EXISTING SANITARY SEWER MANHOLE	FNC	FENCE CORNER
SSMH	SANITARY SEWER MANHOLE	EP	EDGE OF PAVEMENT
S.S.E.	SANITARY EASEMENT	PC	PROPERTY CORNER
CO	CLEAN-OUT	CLP	LIGHT POLE
FDC	FIRE DEPARTMENT CONNECTOR	ULP	UTILITY POLE
CLF	CHAIN LINK FENCE	GW	GUY WIRE
VRF	VINYL RAIL FENCE	JB	EXISTING JUNCTION BOX
R.R.E.	RAIL ROAD EASEMENT	WV	EXISTING WATER VALVE
UE	UNDERGROUND ELECTRIC	FF	EXISTING FIRE HYDRANT
AC	AIRCONDITION UNITS	TH	TELEPHONE PEDISTAL
		B.F.E.	BASE FLOOD ELEVATION
		MB	MAIL BOX

General Notes:

- All linear distances shown on plat are horizontal.
- Information regarding the presence, size, and location of underground utilities is shown hereon. The information is based on the location of above ground appurtenances. Together with all easements recorded or unrecorded. The PLS who signed this plat does not certify to the correctness or accuracy of the underground utilities shown or not shown hereon. Contact the utility protection center (800-282-7411) prior to any form of digging.
- This survey was prepared without benefit of a title report which may reveal additional conveyances, easements or rights-of-way not shown hereon. No guarantee, either stated or implied is made that this property is not subject to easements, claims, prescriptions, restrictions, sub-surface conditions, or any other matters of title that are not visible, not disclosed, or that would be discovered by a title examination.
- All bearings are based on Grid North, Ga. West Zone and angles turned in the field.
- No N.G.S. Monument found within 500 feet of any point on the subject properties.
- This survey does not address any wetland or environmental issues.

- This plat was prepared for the exclusive use of the parties or entities named hereon and the certification does not extend to any others without re-certification by the PLS who signed this plat.
- A LEICA TRPC 1203+ (robotic total station) and a LEICA GS 15 GPS rover (eGPS Network RTK) were used to obtain the angular, linear and coordinate measurements on this survey.
- The field data upon which this plat is based has a closure precision of one foot in 15,760 feet, an angular error of 0.3 second(s) per angle point, was adjusted using the compass rule, and was completed on 4/1 & 2/2025.
- This plat has been calculated for closure and found to be accurate within one foot in 410,140 feet.
- All pins set are 1/2" Rebar with cap unless otherwise noted.

** Pursuant to Rule 180-6.09 of the Georgia State Board of registration for professional engineers and land surveyors, the term "certify" or "certification" means to declare a professional opinion regarding those facts or findings and does not constitute a warranty or guarantee, either expressed or implied.

REV.	DESCRIPTION	DATE:
LAND SURVEYING & PLANNING James Quattlebaum, PLS# 2970 Cell: 678-603-6655 220 Glen Echo Drive Jackson, GA 30233 jamesquattlebaum@originlandservices.com		
Minor Subdivision Plat For: DAVID & SARAH OGLE Tax Parcel 073 018C • 121 Samples Rd., Forsyth Land Lot 41 14th District • Monroe County, GA		Pg 1/1
Dwg Name:	Date: 4/23/2025	
Drawn By: JDQ		
Scale: 1"=100'		100' 0' 100' 200'

Approved for Recording:

I certify that all requirements for the final approval of this
plat of a Minor Subdivision have been fulfilled in accordance
with the subdivision ordinance of Monroe County Georgia.

Kyle F...
Subdivision Review Officer

05/02/2025
Date:

