

ACCORDING TO FEMA FIRM PANEL
NUMBER 13245C0110G, MAP DATE
11/15/2019, THIS PROPERTY IS NOT
LOCATED IN A 100 YEAR FLOOD PLANE

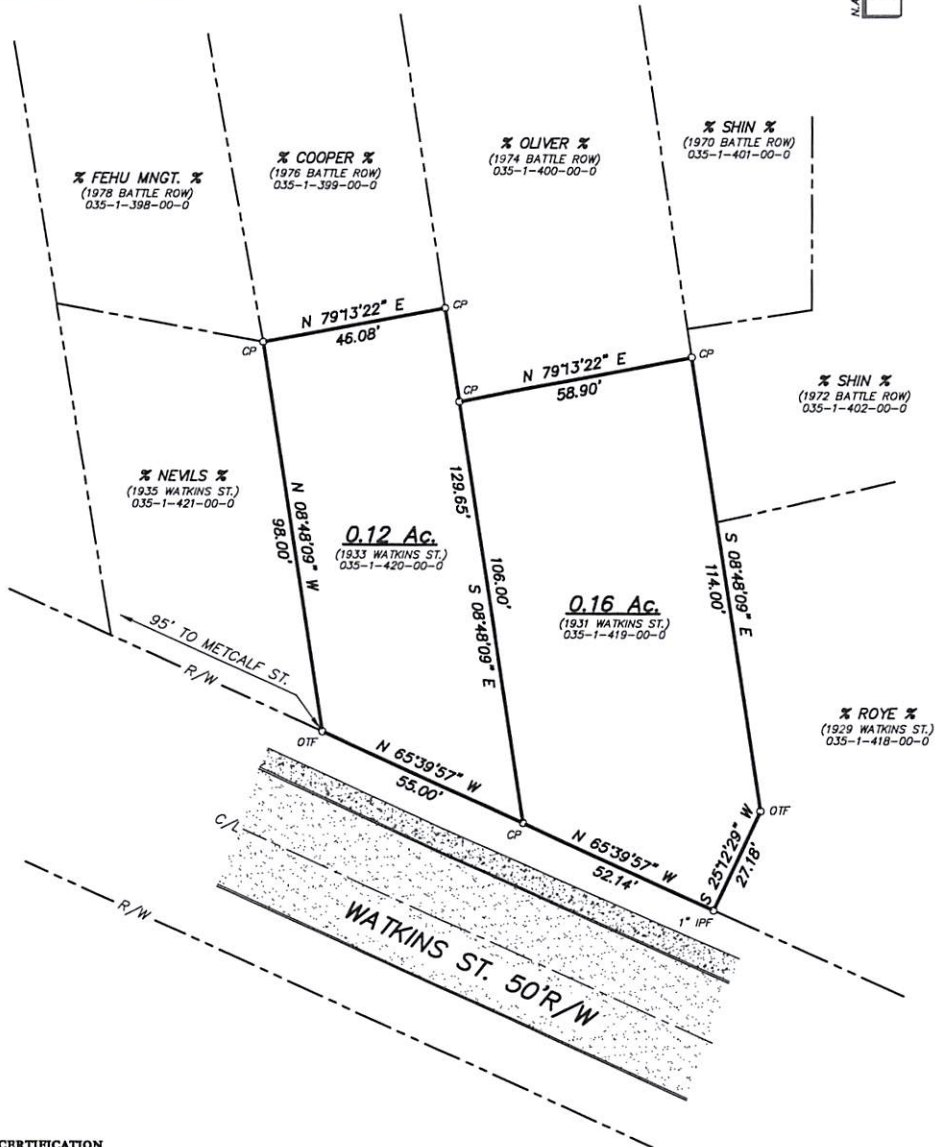
THIS PROPERTY MAY BE SUBJECT TO SETBACKS
RESTRICTIONS AND/OR OTHER EASEMENTS NOT
SHOWN HEREON BUT MAY BE RECORDED
IN THE CLERK OF COURTS OFFICE

REFERENCE:
DB 1781, PAGE 1016

SURVEY DATA:
THIS SURVEY WAS PERFORMED FROM RADIAL LOCATION
WITH AN ANGULAR ERROR OF LESS THAN 5"/ANGLE

NO ADJUSTMENT WAS PERFORMED
PLAT CLOSURE: LESS THAN 1"/10,000'
INSTRUMENTATION: GPS W/ ROBOTIC TOTAL STATION

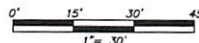
FOR COUNTY USE



SURVEYOR CERTIFICATION

This plat is a retracement of an existing parcel or parcels of land and does not subdivide or create a new parcel or make any changes to any real property boundaries. The recording information of the documents, maps, plats, or other instruments which created the parcel or parcels are stated herein. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. 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.

BY: *Donald Bradley Foster* DATE: 09/23/2022
DONALD BRADLEY FOSTER, PLS
GEORGIA PROFESSIONAL LAND SURVEYOR NO. 3191



Legend

- RBF RE-BAR FOUND
- RBS RE-BAR SET
- OTF OPEN TOP PIPE FOUND
- IPF IRON PIPE FOUND
- CP COMPUTED POINT
- R/W RIGHT OF WAY
- C/L CENTERLINE
- B/C BACK OF CURB



PLAT FOR

TURN BACK THE BLOCK

SHOWING A 0.12 Ac. TRACT LOCATED AT 1933 WATKINS STREET
SHOWING A 0.16 Ac. TRACT LOCATED AT 1931 WATKINS STREET

AUGUSTA LAND SURVEYING, LLC

829 STEVENS CREEK RD. AUGUSTA, GA 30907 706-284-9578
LAND SURVEYING FIRM - LICENSE #LSF001116 (EXP. 6/30/2024)

STATE:	GEORGIA
COUNTY:	RICHMOND
ZONING:	R-1C
SCALE:	1" = 30'
DWN BY:	WRT, Jr.
FLD:	ALS
CHK:	BF
DATE:	09-23-2022