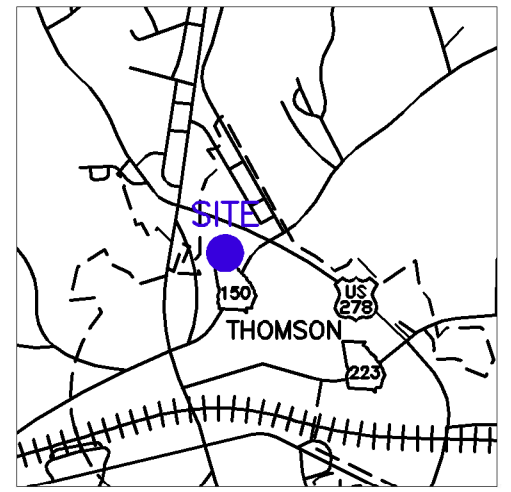
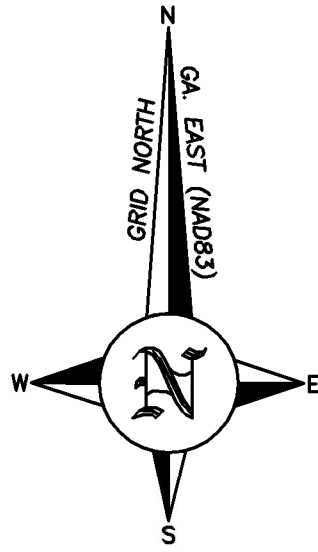


Plat Doc: PLAT
 Recorded 03/18/2024 01:25PM

Connie H. Cheatham
 Clerk Superior Court, McDuffie
 County, Ga.
 Bk E2024 Pg 0026
 Penalty: \$0.00
 Interest: \$0.00
 Participants: 6421040680



SITE MAP
 N.T.S.

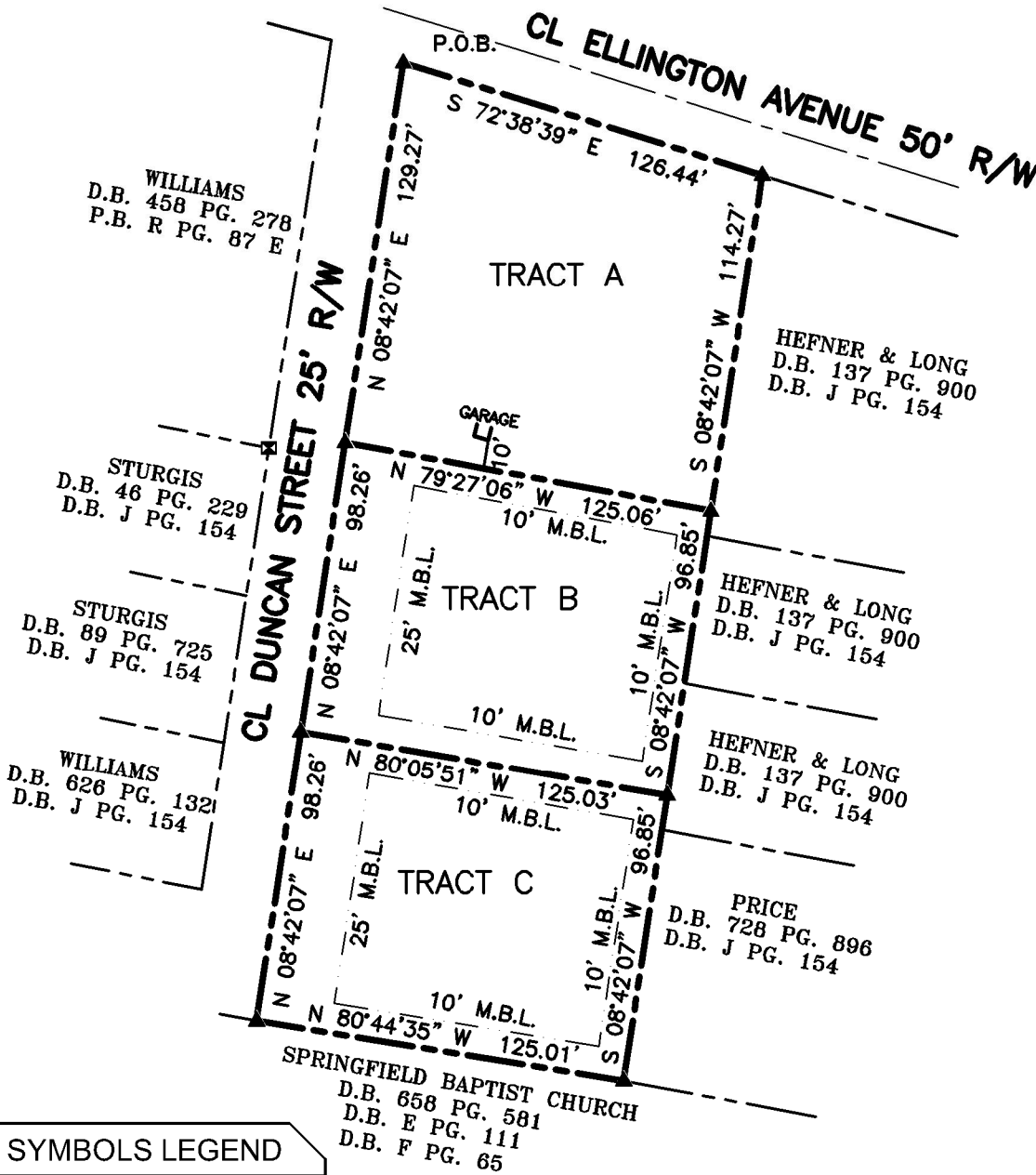
CLERK OF SUPERIOR COURT

COUNTY APPROVAL

THE McDUFFIE COUNTY PLANNING COMMISSION HAS APPROVED THIS MAP, PLAT, OR PLAN FOR FILING AS PER HB 76 (2017) FORMERLY HB 1004.

PLANNING/ZONING ADMINISTRATOR DAVID CRAWLEY

APPROVED *Craig Wildi*
 By Craig Wildi at 12:34 pm, Mar 18, 2024



REFERENCES
• DEED BOOK 732, PAGE 952.
• DEED BOOK J, PAGE 154.



****GENERAL NOTES****

1. ALL UTILITIES ARE NOT SHOWN ON THIS SURVEY.
2. ALL FENCES ARE NOT SHOWN ON THIS SURVEY.
3. THIS SURVEY IS SUBJECT TO ALL EASEMENTS, RIGHTS-OF-WAY, AND PROTECTIVE COVENANTS OF RECORD.
4. THIS SURVEY IS NOT BASED ON A TITLE ABSTRACT.
5. FLOOD ZONE INFORMATION IS NOT SHOWN ON THIS SURVEY.
6. THIS SURVEY WAS PREPARED IN CONFORMITY WITH THE TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-7 OF THE RULES 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 AND HB 76 (2017) FORMERLY HB 1004 BY SURVEYOR JOHN A. MCGILL #1753.

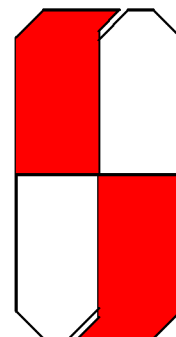
SYMBOLS LEGEND	
P.O.B. - POINT OF BEGINNING	
▲ - 1/2" REBAR SET	
■ - CONCRETE MONUMENT	

PLAT FOR:

**COPAN
 LLC**

TRACT A 0.35 ACRES
 TRACT B 0.28 ACRES
 TRACT C 0.28 ACRES
 CITY LIMITS OF THOMSON
 134 G.M.D.
 McDUFFIE COUNTY, GEORGIA

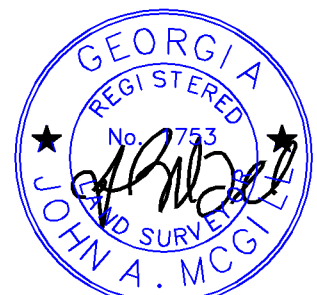
SURVEY DATE	FEBRUARY 23, 2024
MAP CLOSURE	1/59,460
DRAWN BY	M.J.M.
C.O.A. No.	LSF000082 EXPIRES 6-30-24
JOB No.	2024-2471
REVISIONS	



JOHN A. MCGILL, P.C.
 Land Surveying
 NPDES Monitoring

McGill And Associates, Est. 1972
 994 Shields Pond Road
 Thomson, Ga. 30824
 Phone: (706) 585-5812
 Email: office@johnamcgillpa.com

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 10,000 FEET AND AN ANGULAR ERROR OF 2 SECONDS PER ANGLE POINT, AND WAS ADJUSTED USING CARLSON BRx7. ANGLES TURNED BY A CARLSON BRx7 AND DISTANCES MEASURED WITH A CARLSON BRx7.



3/11/24