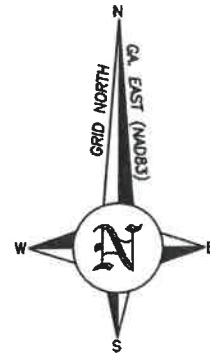


CLERK OF SUPERIOR COURT

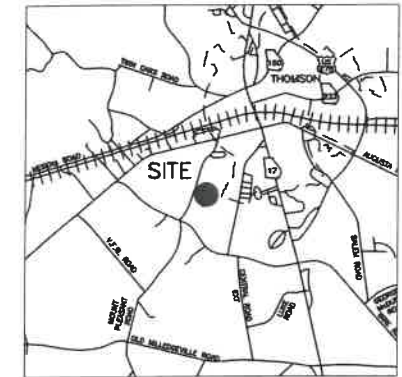


LINE	BEARING	DISTANCE
1	S 77°28'01" E	45.93
2	S 77°17'47" E	42.14
3	S 28°01'07" E	41.85
4	S 04°24'12" W	21.81
5	S 48°43'25" E	47.28
6	N 17°42'12" E	15.00
7	N 12°41'37" E	50.85
8	S 57°42'51" W	35.36
9	N 77°17'47" E	75.02
10	N 77°17'47" E	15.00
11	N 12°44'41" E	78.52
12	N 77°17'47" E	50.01
13	S 12°42'12" W	25.00
14	S 12°42'12" W	57.91
15	S 32°18'28" E	35.36
16	N 12°42'12" E	74.92
17	N 12°42'12" E	72.91
18	S 57°42'51" W	35.36
19	N 77°17'47" E	42.83
20	N 77°17'47" E	54.05
21	N 12°42'12" E	33.01
22	N 77°17'47" E	75.02
23	S 32°18'28" E	35.36
24	N 12°41'55" E	18.26
25	S 33°20'44" E	46.69
26	S 03°59'14" E	54.19
27	S 08°28'27" W	49.27
28	N 78°15'36" W	44.47

CHUCK	BEARING	DISTANCE	BEARING	DISTANCE
C1	N 82°14'25" W	44.24	S 4°28'52" E	124.87
C2	S 67°02'25" W	88.67	S 7°49'07" E	124.90
C3	S 31°02'39" W	88.69	S 7°51'07" E	124.93
C4	S 10°18'24" E	45.36	S 4°41'07" E	50.31
C5	N 81°41'46" W	50.37	S 3°56'07" E	48.99
C6	N 58°01'58" W	8.08	S 8°09'07" E	50.84
C7	N 2°00'21" W	23.90	S 2°57'22" E	19.54
C8	S 57°42'51" W	138.07	S 11°17'38" E	74.84
C9	S 17°17'11" E	50.00	S 5°36'07" E	50.00
C10	S 87°58'45" W	65.22	S 7°10'07" E	48.97
C11	N 07°06'22" E	89.71	S 7°15'07" E	50.02
C12	N 46°52'40" W	20.45	S 2°59'07" E	50.17
C13	N 2°00'21" W	23.90	S 2°57'22" E	19.54
C14	N 40°38'27" E	23.91	S 2°49'07" E	20.68
C15	S 07°48'09" E	6.85	S 8°09'07" E	50.00
C16	S 67°23'21" E	82.59	S 7°16'07" E	50.00
C17	N 30°22'58" E	44.88	S 4°31'07" E	50.11
C18	N 24°18'24" E	24.26	S 2°50'07" E	50.11
C19	N 57°18'24" E	24.26	S 2°50'07" E	50.10
C20	S 09°14'42" W	83.51	S 8°04'07" E	49.99

SYMBOLS LEGEND

- CHAIN LINK FENCE
- SS— SANITARY SEWER LINE
- ⊙ SANITARY SEWER MANHOLE
- ST— STORM DRAIN PIPE
- ⊙ STORM DRAIN DROP INLET
- ⊙ STORM DRAIN JUNCTION BOX
- P.O.B.— POINT OF BEGINNING
- ▲ — 1/2" REBAR SET
- — 1/2" REBAR FOUND
- — CALCULATED POINT



SITE MAP
N.T.S.

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

*1009
Berkeley Ct*

REFERENCES

- DEED BOOK 452, PAGE 498.
- PLAT BOOK T, PAGE 76 B.



****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.



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

McGill And Associates, Inc. 1972
834 Shields Pond Road
Thomson, Ga. 30824
Phone: (708) 695-6812
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.

FINAL PLAT FOR:

MILLBROOK SUBDIVISION PHASE 1B

LOTS A-6 THRU A-29 DEVELOPER TEBELCO, INC. 931 BONEVILLE ROAD THOMSON GA. 30824 ENGINEER EMC ENGINEERING 4424 COLUMBIA ROAD SUITE B MARTINEZ, GA. 30907 134 G.M.D. McDUFFIE COUNTY, GEORGIA

SURVEY DATE	OCTOBER 20, 2023
MAP CLOSURE	1/77,556
DRAWN BY	M.J.M.
JOB NO.	2022-2293-1
C.O.A. No.	LSF000082
SHEET NO.	1 OF 1
REVISIONS	



10/26/23