

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 hereon. 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.



*James S. Hull, Jr.*  
James S. Hull, Jr. GA RLS 28396  
PARCEL 043 002  
DB.1616, PG.424

#### RECORDING INFORMATION

#### TEXT LEGEND

IPF IRON PIN FOUND  
IPS IRON PIN SET  
RB REBAR  
BLDG BUILDING  
CLF CHAIN LINK FENCE  
CONC CONCRETE  
EM ELECTRIC METER  
FH FIRE HYDRANT  
P OVERHEAD POWER  
PP POWER POLE  
RCP REINFORCED CONCRETE PIPE  
TEL P TELEPHONE PEDESTAL  
V VALVE  
POB POINT OF BEGINNING  
POC POINT OF COMMENCEMENT  
B/L BUILDING LINE  
C/L CENTERLINE  
R/W RIGHT-OF-WAY

RETRACEMENT SURVEY FOR:

## RTSH HOLDING LLC

G.M.D.241

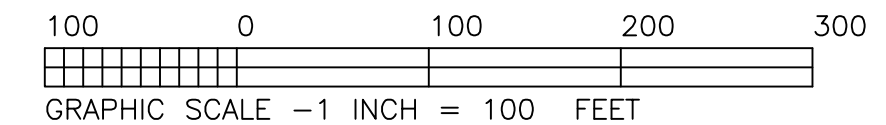
PART IN BOGART CITY LIMITS

ATHENS-CLARKE COUNTY, GA

DATE OF FIELD WORK: 9-4-2024

DATE OF PLAT PREPARATION: 9-5-2024

EQUIPMENT USED: TRIMBLE S6



SURVEYING & ENGINEERING  
928 BLACKLAWN ROAD  
CONYERS, GEORGIA 30094  
PHONE: 770-483-9745

#### UTILITY NOTE:

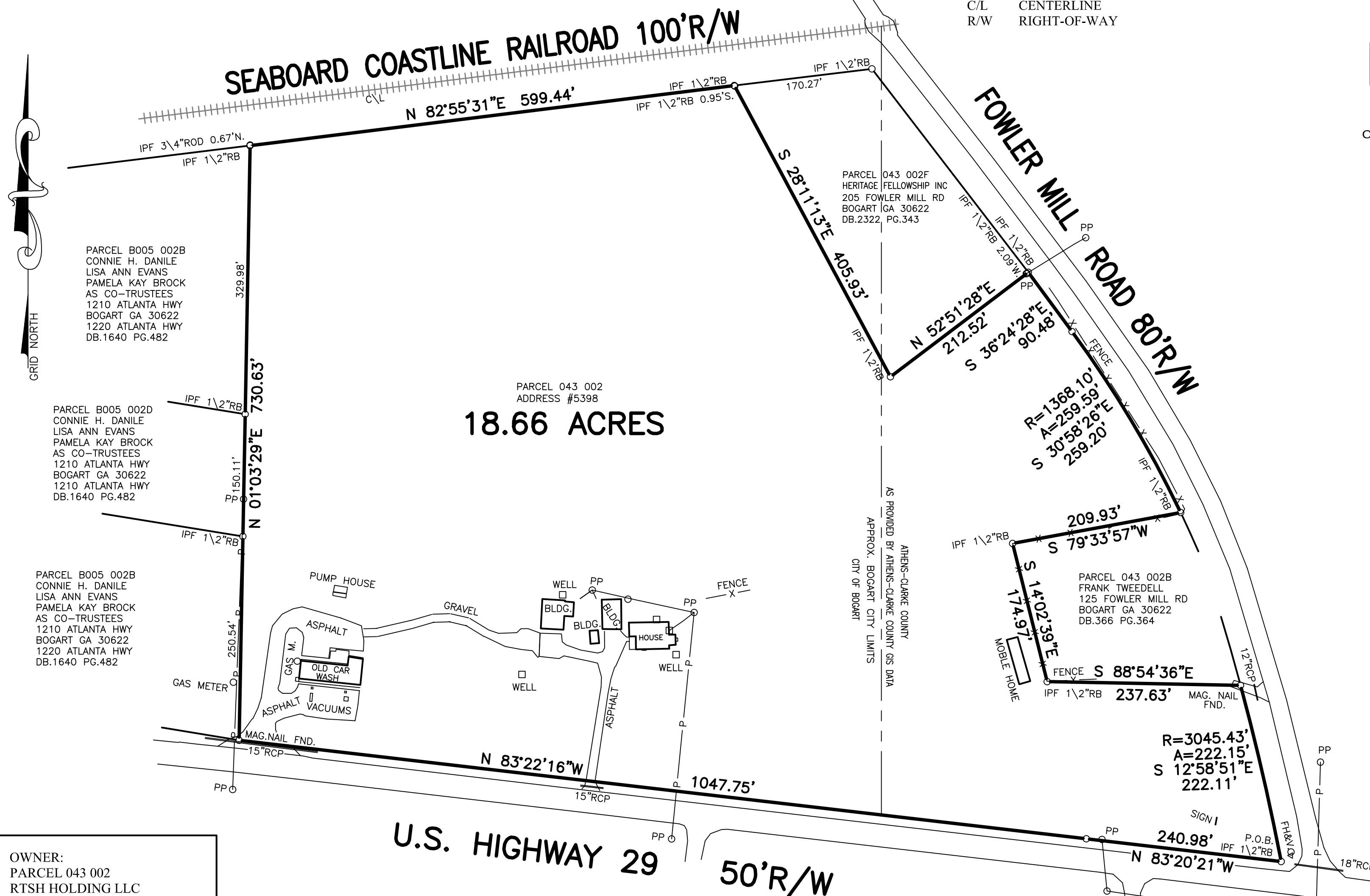
PATRICK & ASSOCIATES, INC. NOR THE LICENSED PROFESSIONAL ASSUME ANY LIABILITY FOR THE EXISTENCE, LOCATION, MATERIAL OR SIZE OF ANY UNDERGROUND UTILITY SHOWN ON THIS SURVEY. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE EXISTENCE, EXACT LOCATION, MATERIAL AND SIZE OF ANY UNDERGROUND UTILITY BEFORE BIDDING OR EXCAVATING ON THIS PROJECT.

All or a portion of this survey was performed by GPS. Approximately 95% of this survey was GPS(Equipment: LEICA GS18) and 5% was robotic total station (Equipment: Trimble S6). Type of GPS was Base and Rover. The field data upon which this plat is based has a positional tolerance of 0.04' based on redundant measurements and has not been adjusted. The horizontal datum for this survey was NAD83, Georgia West Zone. All distances shown on this plat are surface distances. This plat has been calculated for closure and was found to be accurate within one foot in 116,323 feet.

Note: The surveyor hereon has made no investigative or independent search for easements of record. Encumbrances, restrictive covenants, ownership title evidence or any other facts that a current title search may disclose.

Note: This plat was prepared for the exclusive use of the person, persons or entity named hereon. This plat does not extend to any person, persons or entity without the express recertification of the surveyor naming such person, persons or entity.

This property is in zone "X" a Federal Flood Area as indicated by F.I.A. Official Hazard Maps. Flood Map No. 13059C0021E, Dated: 09/15/2022.



OWNER:  
PARCEL 043 002  
RTSH HOLDING LLC  
P.O.BOX 6  
ATHENS, GA 30603  
5398 ATLANTA HWY  
DB 1616, PG 424