

LINE TABLE		
LINE	LENGTH	BEARING
L1	42.12	S04°40'02"W
L2	120.01	S40°44'34"E
L3	42.73	S85°19'58"E
L4	56.49	S29°07'56"W
L5	70.27	S80°15'17"E
L6	42.54	S55°55'39"E
L7	56.80	S19°52'41"E
L8	11.24	S50°04'40"W

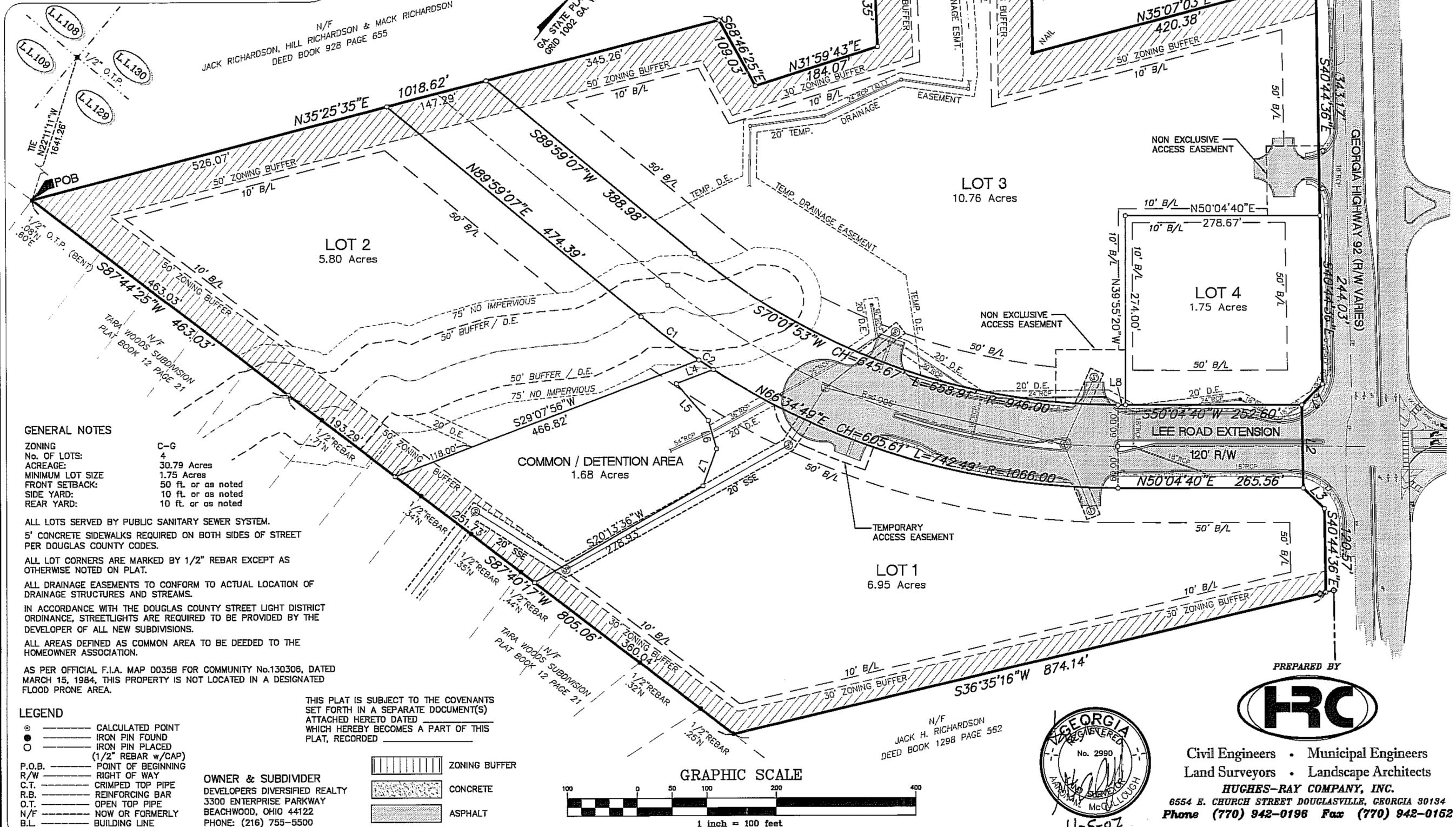
CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD	BEARING
C1	103.89'	1066.00	103.85'	N87°11'36"E
C2	24.53'	1066.00	24.53'	N83°44'31"E

# FINAL PLAT DOUGLASVILLE DEPOT

Land Lot 129, 1st District, 5th Section  
Douglas County, Georgia  
Date: October 05, 2007 Scale: 1" = 100'

THIS PLAT RECORDED IN PLAT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

N/F  
JIMMY DOWDA & MARK FRUTCHY  
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**GENERAL NOTES**

ZONING: C-G  
 No. of Lots: 4  
 Acreage: 30.79 Acres  
 Minimum Lot Size: 1.75 Acres  
 Front Setback: 50 ft. or as noted  
 Side Yard: 10 ft. or as noted  
 Rear Yard: 10 ft. or as noted

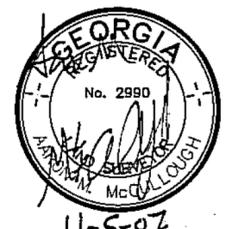
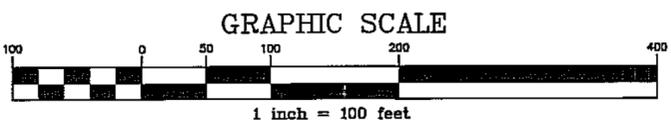
ALL LOTS SERVED BY PUBLIC SANITARY SEWER SYSTEM.  
 5' CONCRETE SIDEWALKS REQUIRED ON BOTH SIDES OF STREET PER DOUGLAS COUNTY CODES.  
 ALL LOT CORNERS ARE MARKED BY 1/2" REBAR EXCEPT AS OTHERWISE NOTED ON PLAT.  
 ALL DRAINAGE EASEMENTS TO CONFORM TO ACTUAL LOCATION OF DRAINAGE STRUCTURES AND STREAMS.  
 IN ACCORDANCE WITH THE DOUGLAS COUNTY STREET LIGHT DISTRICT ORDINANCE, STREETLIGHTS ARE REQUIRED TO BE PROVIDED BY THE DEVELOPER OF ALL NEW SUBDIVISIONS.  
 ALL AREAS DEFINED AS COMMON AREA TO BE DEEDED TO THE HOMEOWNER ASSOCIATION.  
 AS PER OFFICIAL F.I.A. MAP D035B FOR COMMUNITY No.130306, DATED MARCH 15, 1984, THIS PROPERTY IS NOT LOCATED IN A DESIGNATED FLOOD PRONE AREA.

THIS PLAT IS SUBJECT TO THE COVENANTS SET FORTH IN A SEPARATE DOCUMENT(S) ATTACHED HERETO DATED WHICH HEREBY BECOMES A PART OF THIS PLAT, RECORDED

- LEGEND**
- CALCULATED POINT
  - IRON PIN FOUND
  - IRON PIN PLACED
  - (1/2" REBAR w/CAP)
  - P.O.B. POINT OF BEGINNING
  - R/W RIGHT OF WAY
  - C.T. CRIMPED TOP PIPE
  - R.B. REINFORCING BAR
  - O.T. OPEN TOP PIPE
  - N/F NOW OR FORMERLY
  - B.L. BUILDING LINE

**OWNER & SUBDIVIDER**  
 DEVELOPERS DIVERSIFIED REALTY  
 3300 ENTERPRISE PARKWAY  
 BEACHWOOD, OHIO 44122  
 PHONE: (216) 755-5500

- [Hatched Box] ZONING BUFFER
- [Dotted Box] CONCRETE
- [Solid Grey Box] ASPHALT



N/F  
JACK H. RICHARDSON  
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**PREPARED BY**  
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